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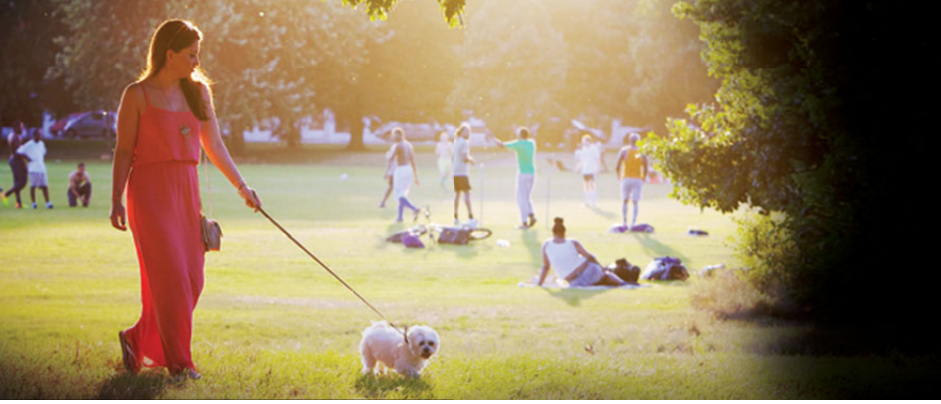

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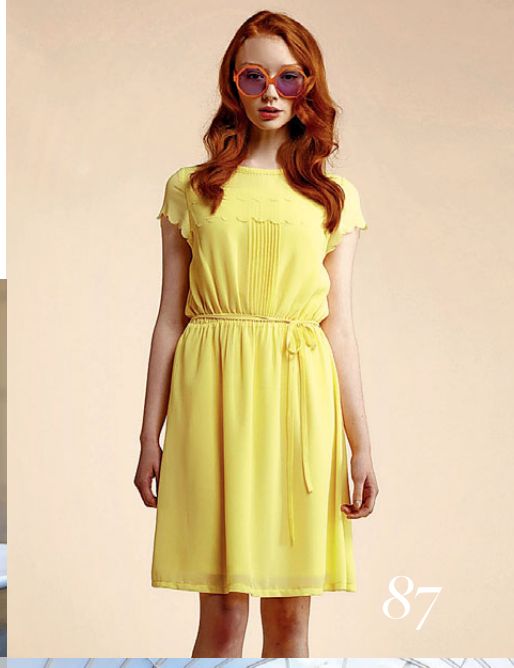

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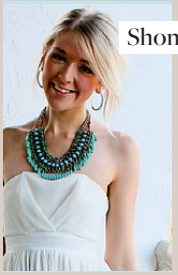
Make the most of your outside space this spring

This month's contributors



Shona Wallace

Shona is a rising star in the world of fashion journalism. She has a sparkling blog at sw-fashion.net and in this issue recommends the best in the way of spring trends, and the new-season boots to accompany them.

Sudi Pigott

Sudi describes herself as a 'fanatical foodie/highly experienced gastro-travel journalist/trend consultant with definitive antennae for what's new among chefs, hoteliers and food producers' on her Twitter page. Follow her @Sudifoodie.

Tom Parker Bowles

Tom Parker Bowles is a real foodie's foodie, and a jolly nice chap to boot. He is a food writer and broadcaster of some repute. When he's not discovering the best food in London he'll be at home with his wife Sara and their two children.

London's glistening

Welcome to the April issue of *SW Resident*. I can't believe that after I've written this welcome I will start work on our May issue. It seems like only yesterday that we were toasting the New Year in, but the signs are there in the shape of longer days, greener gardens and warmer temperatures. I'm sure I've said it before, but I love London in the spring. Our architecture glistens, our parks blossom and there's nowhere I'd rather be.

If you want to make the most of your outside space turn to page 74 and see our round up of the best garden buys, from stylish garden furniture, like that on our front cover, to accessories that won't break the bank. For interior inspiration, our bumper homes section kicks off on page 41.

Elsewhere in the issue, read all about actor Martin Clunes' memories of growing up in Wimbledon (page 20), *MasterChef* star John Torode's thoughts on the Wandsworth foodie scene (page 82) and find out where to watch The BNY Mellon Boat Race on Sunday 6 April at 6pm (page 34). Hope to see you there!

Wishing you all a happy Easter.

Photographer: Neil Cooper

Lorraine

Lorraine Crighton-Smith
Editor, SW Resident

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Clapham NCT Easter party!

Clapham NCT is hosting a charity Easter Party on Saturday 12 April (2.30pm until 4.30pm) to raise funds for its free weekly Breastfeeding cafe (Mondays 10am at Harrison's in Balham) where qualified breastfeeding counsellors offer free support and practical information to local mothers. Suitable for babies and pre-school children, the party will have a photography station run by Emanuela Redaschi Photography (emanuelaredaschi.com); an Easter craft table; an Easter-themed face painter; a Music class, hosted by Monkey Music (monkeymusic.co.uk/area/battersea-clapham) and an impressive raffle in which you could win an Anesis Superboost Luxury Facial, a Merino Kids voucher, a haircut at Toni & Guy and more.

✤ Broomwood Methodist Church, 155d Broomwood Road SW11 6BD. Cost: £5 in advance, or £7 at the door on the day. To book, email events@claphamnct.com; nct.org.uk/branches/clapham

LOCAL LIFE

The area's essential knowledge this month

WIN! A VIRGIN BALLOON FLIGHT FOR TWO!

We've teamed up with Virgin Balloon Flights to four readers the chance to win an unforgettable Champagne balloon flight for two worth £238. The prize includes a hot air balloon flight of around an hour, a traditional Champagne toast after landing, flight certificate endorsed by Sir Richard Branson, a luxury flight voucher with 12 months to book a flight and a choice of 100-plus UK locations.

To enter, simply answer the following question: How many locations in the UK do Virgin Balloon Flights launch from?

A) 75+ B) 50+ C) 100+

Send your entry to competitions@theresident.co.uk by 30 April. The winner will be chosen at random. If you're not lucky enough to win, take advantage of our **reader offer: save up to 50% on Virgin Balloon Flights** – National Weekday Anytime Flights £139 now £99, Celebration Gift Package for one £179 now £129, for two £469 now £234, Adventure Gift Package for one £259 now £135, for two £499 now £249. Call 01952212750 and quote 'Resident' or visit virginballoonflights.co.uk/offer/resident before 31 May 2014. Find the full T&Cs online at theresident.co.uk2014.

Locals plant trees on Clapham Common

Trees for Cities hosted Community Planting Event on Clapham Common, which was a big success, in part due to the weather but mostly thanks to the amazing turnout from the local community. An impressive 12 Trees for Cities volunteers and more than 70 members of the local community helped to plant 10 standard trees (alders, willows and birch) and 150 shrubs (dogwoods and viburnums) around Eagle Pond. They were joined by members of the Friends of Clapham Common and local councillors. Children took a break from planting to make woodland wands and get their faces painted while the Sunshine Swing – New Orleans Dixieland Band kept planters entertained.

Altogether, over 18 trees and 200 shrubs were planted as part of the project alongside a new hibernaculum, constructed to provide habitat for amphibians during the winter. The new planting will improve the biodiversity around the pond, as well as making it a more colourful and interesting area.

✤ treesforcities.org

LAUNCH OF NORMAN PLASTOW'S WIMBLEDON

A crowd gathered on 7 March to celebrate the launch of Norman Plastow's Wimbledon, the opening show at the Wimbledon Village art exhibition gallery newly renamed in honour of Wimbledon's most prominent heritage conservationist. The former Village Hall Trust Gallery in Lingfield Road has been renamed the Norman Plastow Gallery. Future events will include a Merton Priory exhibition starting in July.

✤ wimbledonmuseum.org.uk

River travel soars in Wandsworth

Major improvements to Wandsworth's riverbus services are attracting more and more local commuters onto the Thames. The Putney to Blackfriars route has now seen a 130 per cent increase in passenger numbers since its re-launch in April 2013. As demand has increased more services have been added to the timetable with some boats now travelling direct to Canary Wharf. Journey times from Putney to central London are now just over 40 minutes as Thames Clippers' modern catamarans outpace their predecessors. Unlike other public transport options the boats have coffee shops on-board and free Wi-Fi. Services stop in the borough at Putney Pier and Wandsworth Riverside Quarter. The town hall is using its planning powers to secure new passenger piers at Plantation Wharf and Battersea Power Station.

Cllr Russell King, Wandsworth's transport spokesman, said: 'Our transport network is developing fast. We now have the Barclays Cycle Hire scheme in the north of the borough, a vastly improved riverbus service and longer trains are now coming into services on our railways.'

Battersea Dogs & Cats Home launches its biggest appeal in its 153 year history to replace ancient kennels

Battersea Dogs & Cats Home is appealing to the public to help it build much-needed new kennels, to transform the lives of thousands of stray and unwanted dogs each year. The 153year-old animal rescue charity aims to raise £1.9 million to help it continue providing a home to more than 6,000 dogs every year. The appeal will enable the charity to retire its oldest Victorian kennels and replace them with purpose-built facilities designed to reduce the length of time each dog has to stay in its care.

✤ For further information on Battersea Dogs & Cats Home please visit battersea.org.uk

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QuecumBar @QuecumBar Mar 18 Sunday brunchtimes – our fab Bloody Mary's with 4 varieties of Croques! Book your hangover cure @SWmagazine

@chairsandcoffee Mar 20 Barista training at Chairs and Coffee, £25 only! Next available date is Wednesday 2nd April at 19:00. @SWmagazine

Hornsby House School gymnastics triumph

The Hornsby House School gymnastics team has triumphed in their first major competition, the British Schools Gymnastics Association (BSGA) Milano Team Trio event, which took place in Stoke-on-Trent on 8 March. The team members received 'gold' medals and were presented with the prestigious shield, which will be engraved and displayed at Hornsby House for the coming year. Their gold medal performance at these national finals followed their win at the London regional BSGA event in December.

Emma Evans, PE Teacher and Clubs Coordinator, said, 'We are delighted with the success of the Hornsby House team in the national schools finals.'

✤ For more information please contact 020 8673 7573

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Art

BARE NECESSITIES: ANIMALS AND WILD THINGS

Will's Art Warehouse, Sadler's House
This April Will's Art Warehouse will be featuring a beautiful collection of paintings, prints and sculptures from six different artists who were inspired by the theme of animals and other wild things. The art exhibition will begin on 5 April, and guests will be provided with wine and fresh coffee to start the show off.

✤ See the website for more details wills-art.com/home

Music

BARNES MUSIC FESTIVAL 2014

Back for its second year, the Barnes Music Festival will celebrate the 80th anniversary of composers Elgar, Delius and Holst with an extended two-week programme of events. The festival will bring together local music groups, community groups and schools. 22 March-6 April. Performances will be held at various venues all across Barnes, with tickets starting from £10.

✤ Find out about the full programme at barnesmusicfestival.com

Easter fun

Easter Trail FULHAM PALACE

If you're looking for something to keep the children entertained this Easter, bring them to Fulham Palace to take place in the Easter Trail! Children can search through the museum and garden for clues that will lead to the ultimate chocolate prize. Children must be accompanied by an adult. 20-21 April.

✤ Tickets are £2 each with no booking necessary. Suitable for children 5-12 years. Call 020 7736 3233 for more information.

If you're looking for something to keep the children entertained this Easter, bring them to Fulham Palace to take place in the Easter Trail

Theatre

FIDDLER ON THE ROOF

From the award-winning producers of The King and I and High Society, and directed and choreographed by *Strictly Come Dancing* judge Craig Revel Horwood comes the latest production of the Broadway hit Fiddler On the Roof. Featuring classic songs like *If I Were a Rich Man* and *Matchmaker Matchmaker*, this production will surely be a hit with any musical theatre fan. 1-5 April.

✤ Tickets start from £17.90. See the website for more details and to book tickets atgtickets.com

Historical tour

HAM HOUSE UNSEEN

The Upstairs, Downstairs Tour at Ham House enables visitors to experience the unseen parts of Ham House through the eyes of the servants and glimpse how the house is used today. Tours last 45 mintues and take place on Tuesdays and Thursdays throughout April. £8 per person, plus admission charge.

Ham House is famed for its superb collection of paintings, furniture and textiles, and is reputed to be one of the most haunted houses in Britain.

Its restored 17th-century garden includes a productive kitchen garden containing many heritage crops, and many beautiful spots perfect for a picnic.

✤ nationaltrust.org.uk/ham-house

Fun fair

Clapham Common Fun Fair

During the 15th Century funfair folk used to entertain the soldiers that trained on the Clapham Commons. Nowadays this tradition is kept alive with the Clapham Commons Fun Fair! Running from the 5 to the 27 of April, children can come down and spend their Easter holidays on a variety of rides from the traditional carousel to the infamous dodgem carts to the white knuckle rides (only for the brave!).

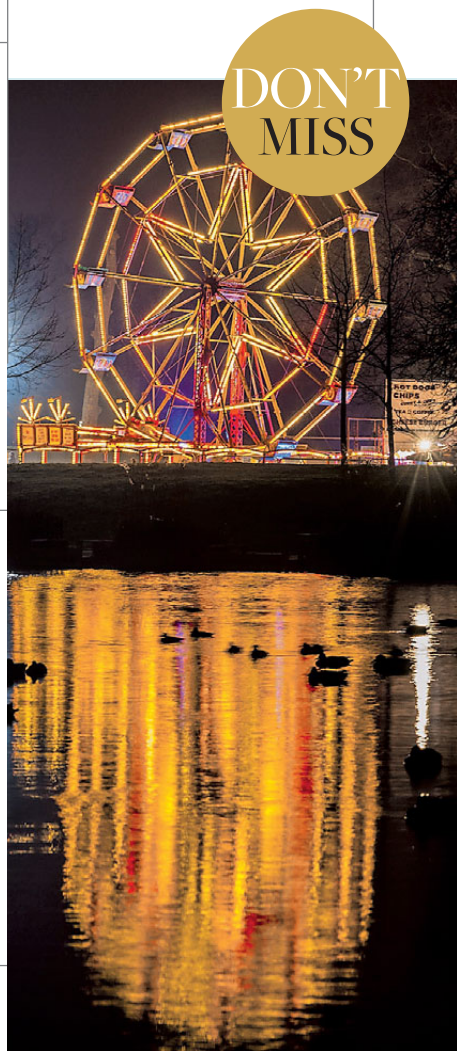
✤ Wristbands range from £6.99 for children under one metre to £8.99 for taller children. See irvinleisure.co.uk for more details

Wine tasting

Big Bold Red Wine Tasting

Fancy an evening of sophistication? Then head over to The Wine Tasting Shop to sample some beautiful top end red wines from all over the world. One the night you'll able to sample 7-8 different wines paired with some spicy charcuterie and cheese. 3 April.

✤ Tickets are £25 per head. The Wine Tasting Shop, 18 Hildreth Street, Balham SW12 9RQ; 020 8616 8658



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Rex Features / Jane Hobson

Comedy

PATRICK MONAHAN - THE MATCHMAKER

Looking for a night of comedy with a dash of romance? Come along to Patrick Monahan's new show The Matchmaker at The Bedford in Balham. Listen to his hilarious observations about the dating world, before witnessing his brand new dating show with a twist when he selects two members of the audience to play for a date or a cash prize. 30 April.

✤ Tickets are £8 for adults, £5 for concession online, or £12 at the door. Visit the website to buy tickets and for more information fullfatproductions.co.uk

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Pulitzer Prize finalist and creator of hit TV series, *Brothers & Sisters* and contributor on *The West Wing*, **Jon Robin Baitz** has taken America by storm with his Broadway debut. *Other Desert Cities*, an acidly witty and deeply affecting tour de force, melds the political and personal with electrifying results. Nominated for five Tony Awards, the award-winning play now makes it UK premiere at The Old Vic with **Lindsay Posner** (*Noises Off* and The *Winslow Boy*) returning to direct the stellar cast, **Sinéad Cusack**, **Peter Egan**, **Clare Higgins**, **Daniel Lapaine** and **Martha Plimpton**.

To book tickets or for more information, call the box office on 0844 871 7628 or visit **www.oldvictheatre.com**

Terms & Conditions Tickets valid for Monday-Thursday performances, subject to availability. There is no cash alternative to the prizes, they are non-refundable and non-transferable and not for resale. To win a pair of tickets simply email competitions@akauk.com with 'ODC Archant' in the subject line. Entries will close at midnight on 30 April and winners will be notified on 1 May.

Louise Candlish

For the first time since childhood, I've decided to give something up for Lent. It's time to say goodbye to the Sidebar of Shame...

I write this in the hopeful wake of Ash Wednesday, having for the first time since childhood decided to give something up for Lent – and less in the spirit of penitence than sheer embarrassment.

For the luxury I sacrifice is the celebrated Sidebar of Shame.

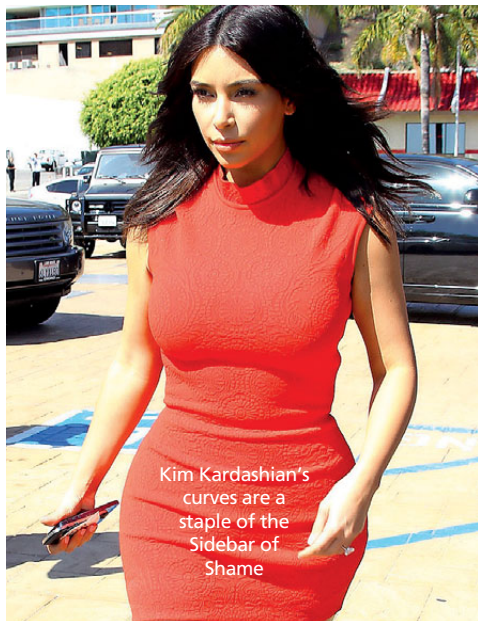
In those innocent months before addiction I'd heard about the Sidebar of Shame but in my confusion thought it referred to sideburns, you know, those thick vintage ones you saw on men in Shoreditch for a while. Of course what it is in fact is the dirty scrolling frenzy that is the right-hand-side column of showbiz stories on Mailonline. Covering such issues as Kardashian curves [see Kim Kardashian below], Katona bankruptcies and Klass bikiniwear, the sidebar quickly has you caring far more about whether Miranda Kerr will ever visit her family in Australia again than the fact that you've just missed your child's orthodontist's appointment. (Ooh, I've just noticed that almost everyone's name in the Sidebar of Shame begins with a K). Meanwhile, back in the real world, you haven't brushed your hair for three days because what's the point when effortlessly superior goddesses like Rosie Huntington-Whiteley walk among us?

Moronic celebrity self-promotion is seamlessly interwoven with actual showbiz stories – such as Oscar winning and death by overdose – to make the sidebar one of the most successful bits of media on the planet, with gazillions of click-throughs per second.

'Why do you look at that trash?' asks Andrew, who does not know what any of the Ks stand for and who last knew who the Oscar winners were when Marlee Matlin took one home for *Children of a Lesser God*.

'Because it's brainless. And when I'm using my brain all day it starts to hurt and needs a break.' This I explain as I jettison Mailonline for one of its sensationalist sources, the Hollywood tabloid site TMZ. 'I'm just looking to see what Philip Seymour Hoffman's toxicology report said. Apparently he was speedballing.'

> What's the point when effortlessly superior goddesses like Rosie Huntington-Whiteley walk among us?



Kim Kardashian's curves are a staple of the Sidebar of Shame

'I see,' says Andrew. 'And your book's running a bit late, you say?'

But it isn't the impact on my deadlines that has led to my abstinence, but the much more sinister psychological effects I've experienced.

Daily devotion to the Sidebar of Shame has made me mean spirited, a hater of beauty and success, a person who never has a good word to say about anyone – mostly because she never reads a good word about anyone.

Luckily, Lent has brought atonement in the form of The Philosopher's Mail (check it out at philosophersmail.com). This is Alain de Botton's version of Mailonline, complete with a showbiz sidebar that has been recast by philosophers, all of whom write with an inspiringly positive metal attitude, eager to bestow the milk of human kindness on one and all.

And so I learn that Phil Collins' actress daughter Lily is not a nauseatingly bland example of children of the famous taking all the good jobs but a beacon of simple niceness and a credit to her parents, who might just as easily have raised a toxic brat; Rosie Huntington-Whiteley is a one-in-a-hundred-million beauty with whom comparing yourself serves no purpose because she is the freak, not you; and Cate Blanchett, who was starting to edge towards my list of Smug Luvvies who I would never want in a movie of one of my books, is rehabilitated as a portrait of maternal gentleness from which we all benefit, whether we realised it or not.

With the exception Kate Moss (described as having an air of desperation about her approach to ageing), everyone comes out of The Philosopher's Mail very well indeed.

Including the reader.

✤ Like Louise's column? Let us know on Twitter! @louise_candlish; @SWmagazine; or to find out more about her books visit louisecandlish.co.uk

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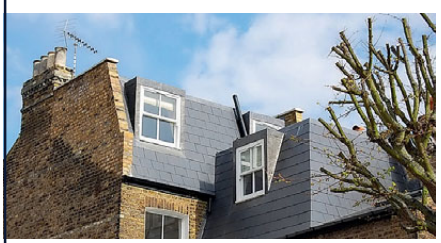
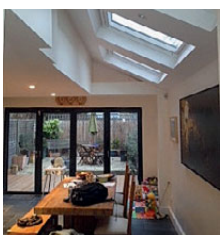

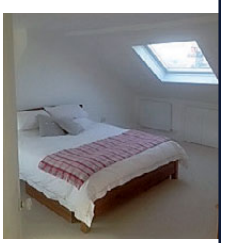

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The Good Doctor

SW Resident speaks exclusively to Martin Clunes, and the comedy actor is keen to ensure that a decade-long obsession with Cornwall doesn't hide his enduring passion for south west London

Doc Martin characters Martin and Louisa tie the knot

He might now be better known as grumpy medical man Dr Ellington, arguing his way around Cornwall in the popular comedy drama Doc Martin, but for Martin Clunes it is the south west of London rather than the south-west coast that he will always regard as home.

The 52-year-old actor has been a huge TV star for nearly two decades, with the medical comedy/drama following on from his breakthrough role in *Men Behaving Badly*, which put the hitherto unknown Clunes on the map.

But ask him and he'll tell you the acorn of his success came from Wimbledon, and growing up near the Common.

'Yes childhood was spent on the edge of the Common. In fact, as a child, I grew up pretty much on the Common. I was always there. I was born in our house and the family lived there for over half a century, from the 1950s. My mother died about three or four years ago and it was the right thing to sell it then, but that house and that area formed a huge part of who I am.

'Of course, I've spent less time over that way since my mother died, but it will always have a special place for me – whizzing around on our bicycles, playing football… happy memories.'

And that's about as profound and reflective you'll get this intriguing character. Picture his character Gary Strang in *Men Behaving Badly* with dash more maturity, and you're not far from the real-life Martin Clunes – he's a hugely uplifting subject.

Father Alec (who passed away after enjoying only eight years with his son) was a classical actor, while his mother Daphne was on the board at London Academy of Music and Dramatic Art.

'Well your parents always get their way in the end, don't they?' he laughs. 'So yes, I suppose you could say that I started getting really interested in acting right from the start. My father was an actor, and his father was an actor, so I had no chance, did I? I didn't really think about it much, to be honest,' he admits. 'That's what we did in our family. We

Martin grew up on the edge of Wimbledon Common

mucked around a bit, we acted. There are certainly worse things to do.

'I can't imagine growing up anywhere else, and you know what's really great is that it doesn't really change. Suburbia today is like suburbia 40 years ago – I love that.'

Of course, the lager-swilling exuberance of singledom youth as exemplified by Martin and Neil Morrissey – and before him, Harry Enfield – was a world away from the sort of performance his parents had perhaps expected. But rather than being ungrateful for the break *Men Behaving Badly* afforded him, Martin revels in the experience. 'You hear people saying they were in something really successful and it drove them mad and it was a terrible time for them or whatever, but we all loved it, it was great fun. How could we not?!'

Fun is evidently a buzzword for Martin – he admits he wouldn't entertain any project unless he was ensured 'a lot of laughs'.

'To be honest, there's nothing I do that needs to be painful, I'm just an entertainer.' He adds, 'I've always felt it is important to try to celebrate something on the day that you're doing it. It's too daft not to. So consequently I have spent most of my working life chuckling like an idiot as that is how I function best in doing what I do. Basically I dress up and prat around. You might as well be happy about it, that's my theory. I'm not an angst-ridden performer or someone full of self-importance. The other way madness lies,' he philosophises.

> I was born in our house by Wimbledon Common and the family lived there for over half a century, from the 1950s

That uplifting outlook is reflected in Martin's performance in *Doc Martin*. He states that taking on such a role doesn't require a game plan or a strategy. 'A lot of the time it's about taking a very sensible view of a type of person. The scriptwriting will do most of the work for you, and if you over-egg the styling of the character you'll find it unsustainable further down the line. There isn't a lot of me in the character, but there is an understanding of him. And Jesus, the clothes and the haircut and the anger – he's got worse as it's gone along!'

Averaging over eight million viewers per episode, Martin's assertion that 'people seem to love it' seems something of an understatement, but *Doc Martin*'s popularity continues to endure. While he says that the show's success is based on the alchemy of all its constituent parts, Martin, rather modestly, seems genuinely unsure as to why its appeal has managed to sustain for a decade.

'I don't know, I've never planned a long game in my life. You just make it and hope that people like it. I was reminded the other day that at a party after the first series I said if you'd have told me that I'd be making this for ten years I'd be happy. Well it's past ten years now, so I'm still happy!'

Happy, too, that the show is now broadcast in one form or another in over 200 countries, making it a profitable export for Martin, whose management company own the rights to series. How did this grumpy, misanthropic doctor become a worldwide favourite?

'I have no idea!' he laughs. 'I couldn't explain it. I've lost track of how many other countries have made their own version of the series. Greek, German, Spanish, French, Russian... We keep talking about all of us meeting up one day, having a *Doc Martin* party… a room full of grumpy doctors. It would be great!'

"I gave him a present in the form of a front door key on a personalised keyring. I hope it gave him a sense of belonging to a family who really want to have him there."

Merton foster carer

foster

If you think you have the skills and experience to care for an **11-18yr old**, please get in contact:

0800 073 0874
fostering@merton.gov.uk
merton.gov.uk/fostering

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Family MATTERS

Merton is looking for foster carers. Do you have the skills and experience to care for an 11-18 year old?

'Are you crazy?' is a phrase often heard by foster carers Mani and Steve who look after two boys aged 14 and 17. But for Mani and Steve, it was this age group that they specifically wanted to care for when entering into the world of foster care.

'We did not want to care for babies and young children as we thought our skills would be better suited to the 11+,' she says. Mani and Steve decided to foster when Mani started opening bank accounts for foster children as part of her job at a bank. She heard, first hand, what being a foster carer involved from the carers themselves. 'I felt I could relate to a 'lost' young person. I came to England from Rwanda when I was young and felt I had experienced challenges in life that would help me to help others.'

Fostering teenagers is always a bumpy ride, she admits: 'Getting involved with the police on occasion is stressful but children get involved in silly things which they grow out of very quickly with the right support.' But the rewards for Mani and Steve far out weight the challenges. 'When they grow to trust you and understand that you will not judge them, that is the most rewarding part of the job.'

Some of the young people that Mani and Steve have cared for have had many bad experiences in their life. 'We tell them that we will always be there for them no matter what,' says Mani. 'If you don't have a relationship with these young people you cannot expect them to move on to something better. Other children have been quiet and desperately lacking in self-esteem and through experience and training we are able to reassure and slowly build confidence in a young person.'

The London Borough of Merton has seen a sharp increase in the number of teenagers entering into foster care – 105 young people aged 11–17 were living in foster care in September 2013, an increase from 82 since March of the same year. This has resulted in the urgent need for the council to find foster families for young people in this age group.

Anita Nordlund from Merton's fostering team explains: 'It is a challenge to care for children of all ages but especially so in the case of teenagers. It can be incredibly rewarding when a good relationship is developed with the young person. Merton's carers are skilled and knowledgeable when it comes to caring for this age group, they enable young people in their care to grow, develop and reach their full potential. Part of their role as a foster carer is to lead by example and act as a role model to the young person, help them to express their views and feelings and be an advocate for the young person when needed.'

If a local foster home cannot be found for a teenager it is likely they will have to move to a foster home or children's home a long way from Merton. Moving out of the area means a change in school and less opportunity to keep in touch with important people in their lives. Merton Council is encouraging people with the right skills to come forward and care for young people in their own home with the help and support from Merton social workers.

✤ If you would like to know more about being a foster carer for a teenager please contact Merton Council on 0800 073 0874 or visit merton.gov.uk/fostering

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✤ Bishop's Avenue, Fulham SW6 6EE; princes-trust.org.uk

Neal's Nurseries Garden Centre
WANDSWORTH

Neal's Nurseries in Wandsworth has previously been named one of the 50 best garden centres in the UK by *The Independent* and with a proven track record – it's been serving the local community for over a century – it's not hard to see why. Set on Wandworth Common, this sizeable garden centre is home to a wide array of garden plants and a glasshouse filled with a large selection of house plants. It's also home to a shop in which you can buy garden furniture, accessories and barbecues.

✤ Heathfield Ave, Wandsworth SW18 2PH; capitalgardensgroup.co.uk

Battersea Flower Station
BATTERSEA

Battersea Flower Station was set up by a small team (all from Wandsworth) who left their corporate jobs with a vision of creating a place of beauty and magic. They transformed an 8,000 sq ft piece of land running alongside the railway track from Battersea Park Road to Winders Road. The centre stocks all kinds of plants – climbers, trees, shrubs, seasonal bedding and herbs – and has a greenhouse full of houseplants too. Here you'll also resident florist offering beautiful hand-tied bouquets and a gift shop and gardening shop, selling locally sourced products. Expert advice is on offer too, whether you want a (free) garden consultation service or tips for caring for window boxes/ hanging baskets. 'We are really proud to be an important addition to SW London,' says co-founder Lisa. Top marks for its name, too.

✤ 16 Winders Road, Battersea SW11 3HE; batterseaflowerstation.co.uk

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Tom Parker Bowles

Stars in your eyes? The places where Michelin recognition doesn't get in the way of a cracking restaurant experience

The Michelin Guide. For some, entry into this small red book is the glittering peak of culinary ambition, a stellar leap from gastronomic wannabe to the edible elite. To others, though, it's a tome to avoid, a place where thick carpets, gleaming glasses and strangely shaped plates take precedence over real food.

I've wasted far too many hours in frigid, hushed temples to supposed good taste to be in thrall to these stars; restaurants where conversation is constantly interrupted by an irksome stream of menu explication. And dinners where course after course of artful artifice, with their smears and towers and edible soils, depress rather than delight. Give me trattorias and ramen bars, dim sum joints and street food carts any day – but to write off every Michelin restaurant is as idiotic as it is myopic.

Some of my favourite places in London are served up with a star or two. Like Locanda Locatelli, Giorgio Locatelli's eternally wonderful eponymous gaff, where you'll find regional Italian food to make the soul sing. Angela Hartnett serves up Italian magic at Murano in St James, while lunch at Jason Atherton's Pollen Street Social still fills me with giddy, greedy glee.

St John, Fergus Henderson's glorious paean to real food, is as far removed from the Michelin mausoleum as could possibly be. Succour and good cheer rule here. Galvin La Chapelle is another star, high-end French tucker without the merest soupçon of pretension. Brasserie Chavot is pure Gallic bliss, just like the lovely Club Gascon.

> Give me trattorias and ramen bars, dim sum joints and street food any day – but don't write off Michelin restaurants

Moving west, there's the sublime River Café, along with Fulham's The Harwood Arms, a gastropub that happens to sport a Michelin star. No foams here. Further south is Chez Bruce, Bruce Poole's elegant institution. Like all of my favourite Michelin places, it has a brilliant chef who's more concerned with giving pleasure than showing off to his peers.

Up in the 'Two Star' constellation, things get a little more serious, but at my favourites, things are never staid or pompous. I'm still dazzled by Brett Graham's genius at The Ledbury in Notting Hill. The same goes for Ashley Palmer Watt's at Dinner By Heston Blumenthal, Marcus Wareing At The Berkeley (relaunching this month as 'Marcus'), and Phil Howard at The Square. Not forgetting, of course, the legendary Le Gavroche, where Michel Roux Jr and Monica Galetti never cease to thrill.

So while I refuse to be dazzled by the actual concept of Michelin stars, there's no question that some of London's great restaurants are garlanded with the things. At all of these great places, the eating always comes first.

This month I have...

... SAVOURED FRANCO MANCA

Still serving up the best Neapolitan-style pizza (well, Sorrento-style, to be precise) in town, Giuseppe's Mascoli's minute Brixton Market restaurant never fails to thrill.

... HAD MY CAKE

I find it hard to get excited about cream stuffed cakes and pretty patisseries, but I did try some of the wares from the Parisian influenced La Pâtisserie Des Rêves in Marylebone, and I have to admit, they're pretty damn fine.

... EATEN WITH THE BEST

Had lunch with chef Jason Atherton at Barrafina, one of my favourite restaurants. Oozing tortilla, spanking fresh prawns and clams, beautiful morcilla sausage and ice cold Manzanilla sherry. Bliss, in every way.

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April showers in SW4

Peter de Loriol on Clapham's curious association with the umbrella

British obsession for the weather is a worldwide legend. The past few months' downpours have made the British weather infamous. Clapham is no exception. The winter rains are the greatest since records began. What, though, has Clapham got to do with the recent weather?

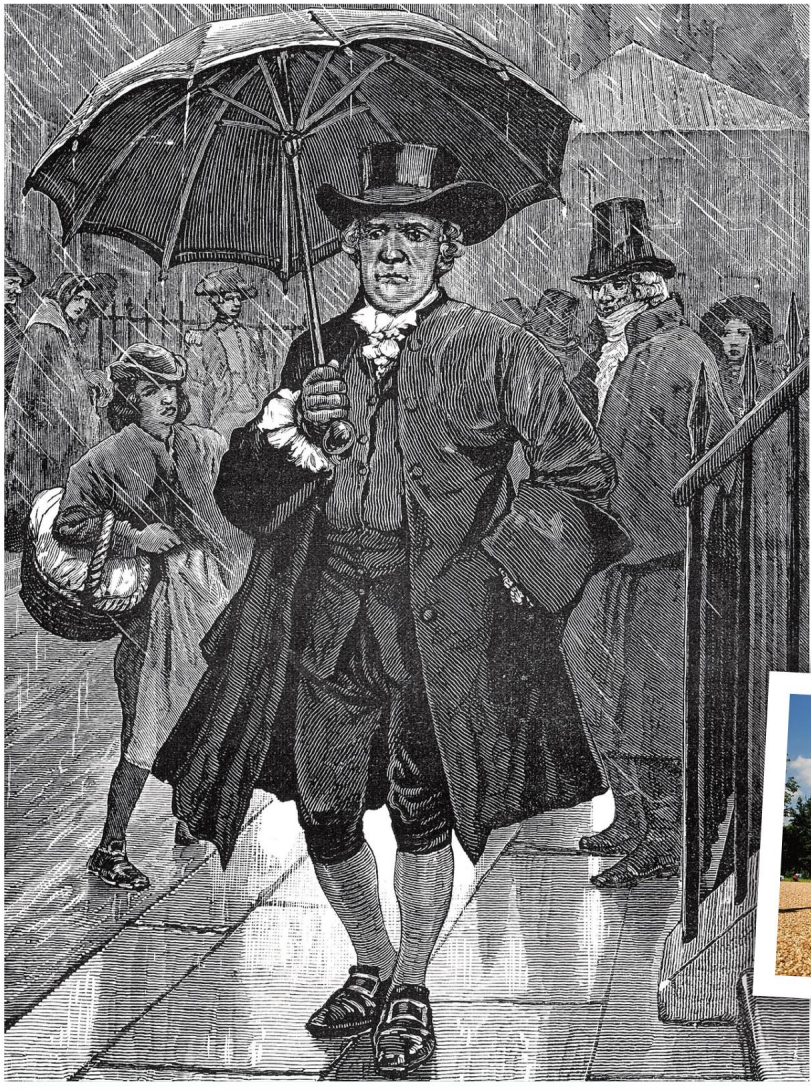
It all begins with John Thornton, denizen of Clapham, banker and philanthropist of the 18th Century. In 1756 he became a founder member of the Marine Society. This was the brainchild of a fellow Russia Company merchant Jonas Hanway, a frequent visitor of Mr Thornton's. The Marine Society provided clothes and bedding for poor youths who would serve in the Navy. This scheme provided 10,000 sailors for the Seven Years' War.

> The umbrella originally weighed 10lbs, its frame consisted of wooden rods and whalebone

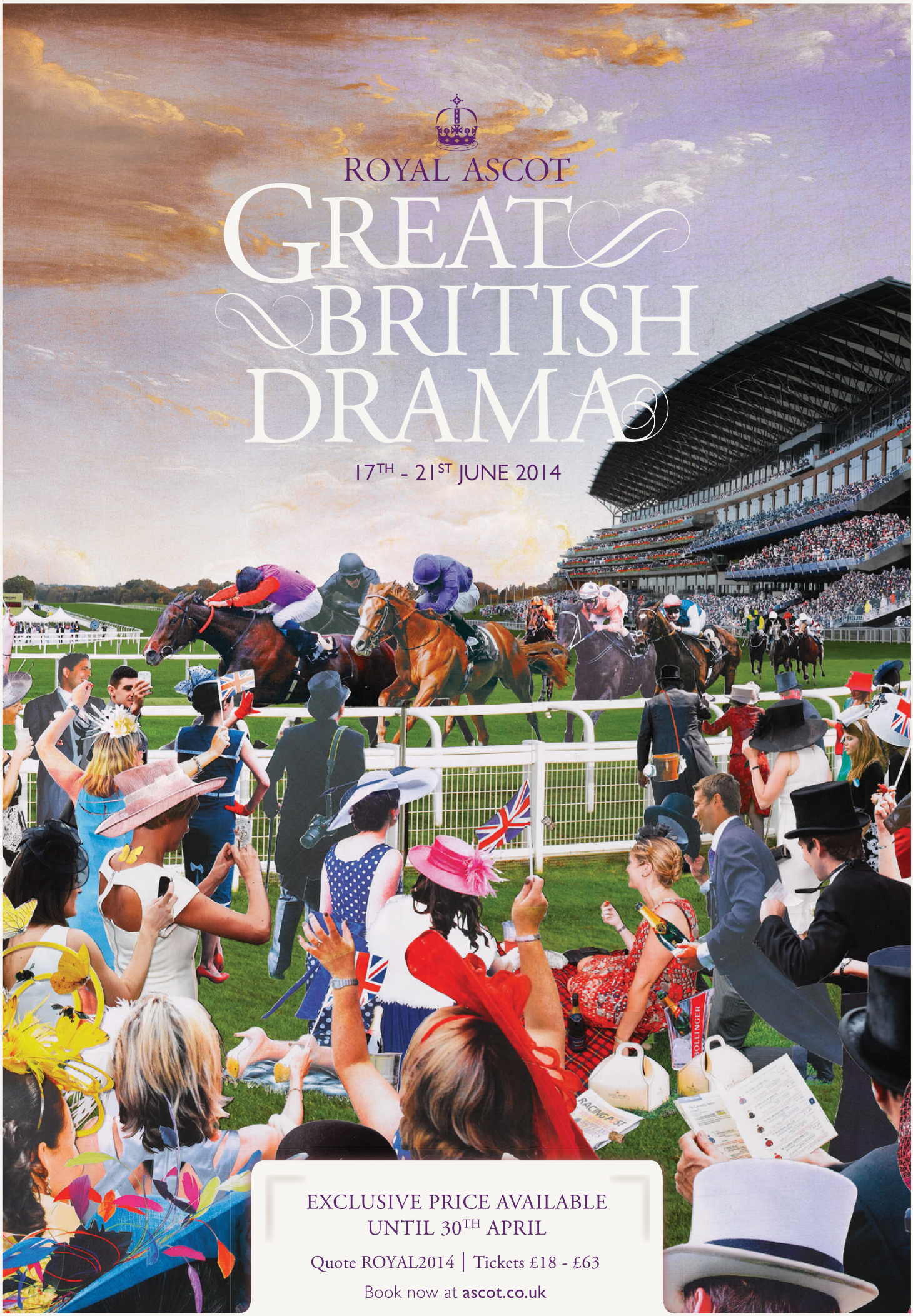
Jonas Hanway (1712-1788) was a devout Christian, travel writer and merchant. He wrote much, particularly after his trip to Persia. His book *A Journal of Eight Days' Journey from Portsmouth to Kingston upon Thames* was boring in the extreme, and it was for this he was labelled a bore. The book's appendix, however, *An Essay on Tea*, became hugely controversial. He maintained that this 'flatulent liquor' caused 'paralytic and nervous disorders', made women ugly and caused 'weak digestion'.

Jonas Hanway, though, is better known as the first London merchant to carry an umbrella. He had discovered this sartorial adjunct on his trip to Persia – it was used for protection against the sun, hence its name. Umbrellas were a common sight in Paris and Hanway was frequently harangued by mouthy coach drivers with cries of 'Frenchman' and 'Why don't you call a coach'? The coach drivers were worried that the idea might catch on and they would lose trade on rainy days. It did catch on. Hanway had the last laugh.

The umbrella originally weighed about 10lbs as its frame consisted of wooden rods and whalebone. Wet weather made it even more unwieldy. Succeeding generations of umbrellas turned the once wieldy frame into a slim and precisely rolled adjunct for the British gentleman. The true British gentleman, though, never unfurls his umbrella, even in the wettest of weather! Hanway has a memorial at Westminster Abbey for his philanthropy – but no mention of the umbrella. Thornton would become the richest commoner in Britain and his name is closely associated with Clapham and its surrounds.



Jonas Hanway, famously the first London merchant to carry an umbrella, was a frequent visitor to Clapham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SHIP SHAPE

Our essential guide to the BNY Mellon Boat Race, which takes place on Sunday 6 April at 6pm

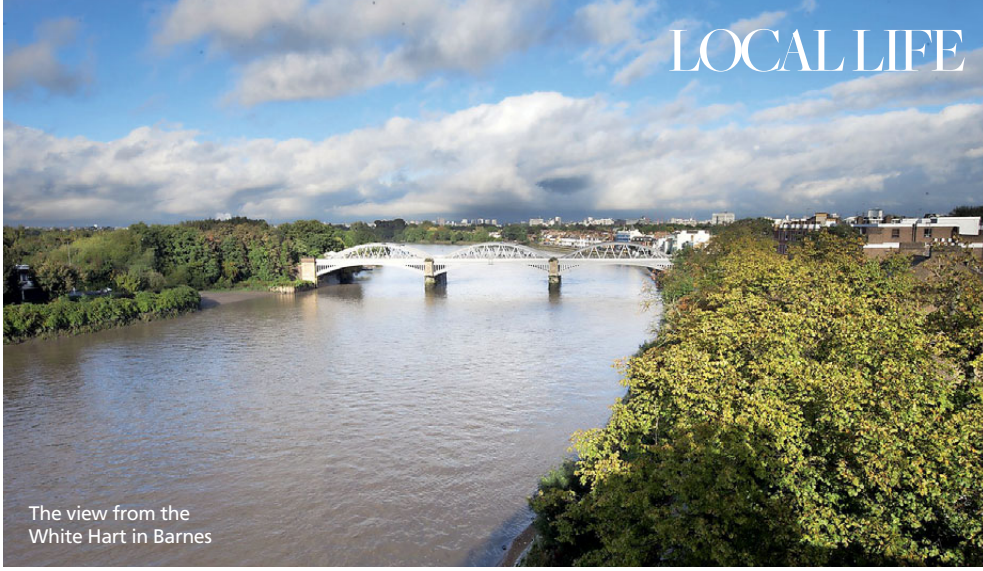
WHERE TO WATCH

It's all about grabbing the best vantage point on the day. Whether you're standing alfresco or lucky enough to bag a table at a riverside restaurant or pub, here's our guide to some of the top spots:

Hammersmith Bridge will give you a great view of the race

Bridges

If you make it early enough, the bridges along the route offer a supreme vantage point of the race. Station yourself along Putney Bridge to catch the start, Hammersmith Bridge to see all the action from the middle section, or along Chiswick Bridge to see the winning team row to glory. All get really busy, so it's advisable to arrive early…



The view from the White Hart in Barnes

Pubs

THE DUKE'S HEAD

This ever-popular Young's pub occupies a prime position by the starting point in Putney. This year will see the return of their Boat Race Festival, with three pop-up bars on the river, as well as an outdoor kitchen on the terrace. The restaurant will be transformed into a 'gig venue' with three bands and DJs throughout the day. The Rowing Club at the Duke's Head will ofer a DJ club experience with DJ Golden Child (BBC Radio 1 Extra). There will also be big screens to watch the action on.

✤ 8 Lower Richmond Road, Putney SW15 1JN
020 8788 2552; dukesheadputney.com

WHITE HART

With a garden on the Thames, the White Hart offers unrivalled views as the crews get into their stride on the Barnes river stretch. Upstairs in the Terrace Kitchen they are taking reservations for a special Boat Race Lunch. Tickets are £110 and include a five-course meal, a Cambridge or Oxford Cocktail, private toilets that are only for the use of Terrace Kitchen customers, a private viewing balcony and the table is yours for the entire day. There will also be live music upstairs.

Downstairs in the Canon Bar, there will be a BBQ on the Terrace providing great food throughout the day. There will be music and drinks and you can spread out on to the two terraces and the tow path to enjoy the day with unrivalled views on the river.

✤ The Terrace, Riverside SW13 0NR; 020 8876 5177
whitehartbarnes.co.uk

THE DOVE

One of Hammersmith's most popular riverside watering holes, this first-rate Fuller's pub is set on the bend of the Thames, and its terrace is a great vantage spot to watch the boats speed by.

✤ 19 Upper Mall, Hammersmith W6 9TA
020 8748 9474; dovehammersmith.co.uk

THE BLUE ANCHOR

This family-run pub was officially first licensed in 1722, however rumour has it that it was one of Hammersmith's first ever pubs, and could have been there a lot longer. It continues to offer a warm welcome, good beers and an excellent riverside location.

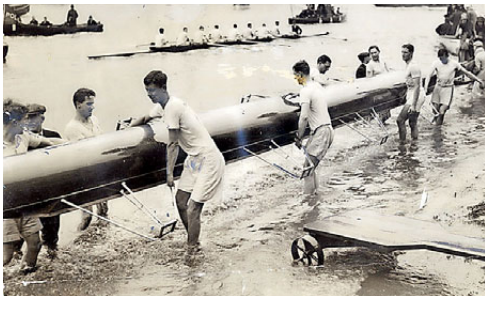
✤ 13 Lower Mall, Hammersmith W6 9DJ
020 8748 5774; blueanchorlondon.com

THE SHIP

The Ship is located at the very end of the race, and is THE place to watch the winners cross the finish line. With a good range of beers, and electric race-day atmosphere, it's the place to be.

✤ 10 Thames Bank, Mortlake SW14 7QR
020 8876 1439; taylor-walker.co.uk/ship-mortlake

The First Race



The idea for a rowing race between the universities came from two school friends – Charles Merivale, a student at Cambridge, and Charles Wordsworth, who was at Oxford. On 12 March 1829, Cambridge sent a challenge to Oxford and the tradition was born which has continued to the present day, where the loser of the previous year's race challenges the opposition to a rematch. The first race took place at Henley-on-Thames and was won by Oxford.

The second race took place in London in 1836 and it was not until 1845 that the now traditional Putney to Mortlake course was raced. Races have been held every year since.

The Boat Race in numbers

2 universities. The Boat Race is an annual contest between two rowing crews from Oxford and Cambridge universities.

1829 The year first race took place at Henley on Thames following a challenge between old school friends.

160 The 2014 BNY Mellon Boat Race is the 160th Boat Race.

4¼ miles – the length of the course, which is 3 ½ times longer than the standard Olympic distance of 2000m.

81 The number of Cambridge wins.

71 The number of Oxford wins.

1 dead heat occurred in 1877.

16 mins 19 seconds is the race record time by Cambridge in 1998.

8.9 million viewers watch the BNY Mellon Boat race live on the BBC, 300,000+ spectators on the banks of the river, plus millions more via both live footage and news reports across 200 countries worldwide.

1927 The year the first Women's race was held. It took place on the Isis in Oxford in the face of much opposition. It was a contest judged on 'time and style', and the two crews were not allowed on the river at the same time.

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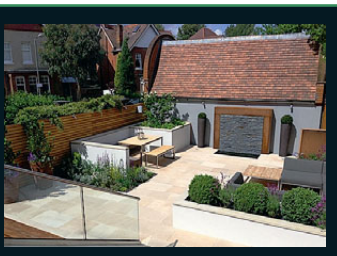
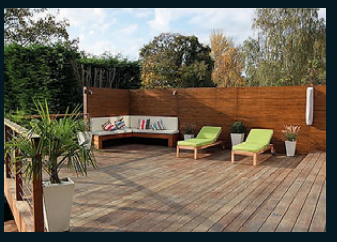
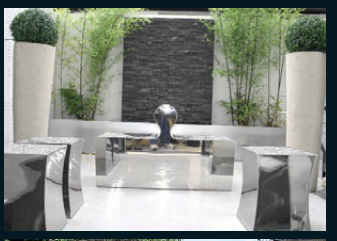
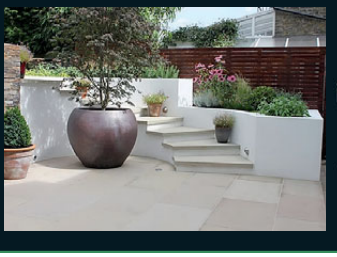

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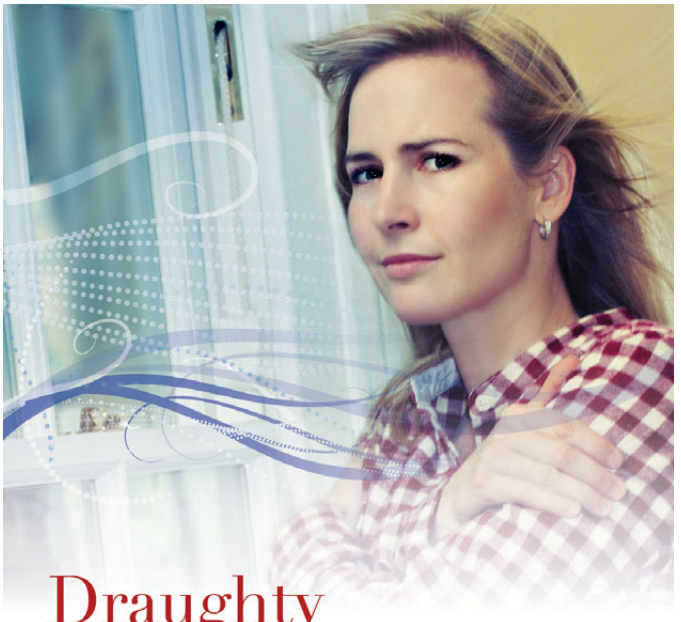

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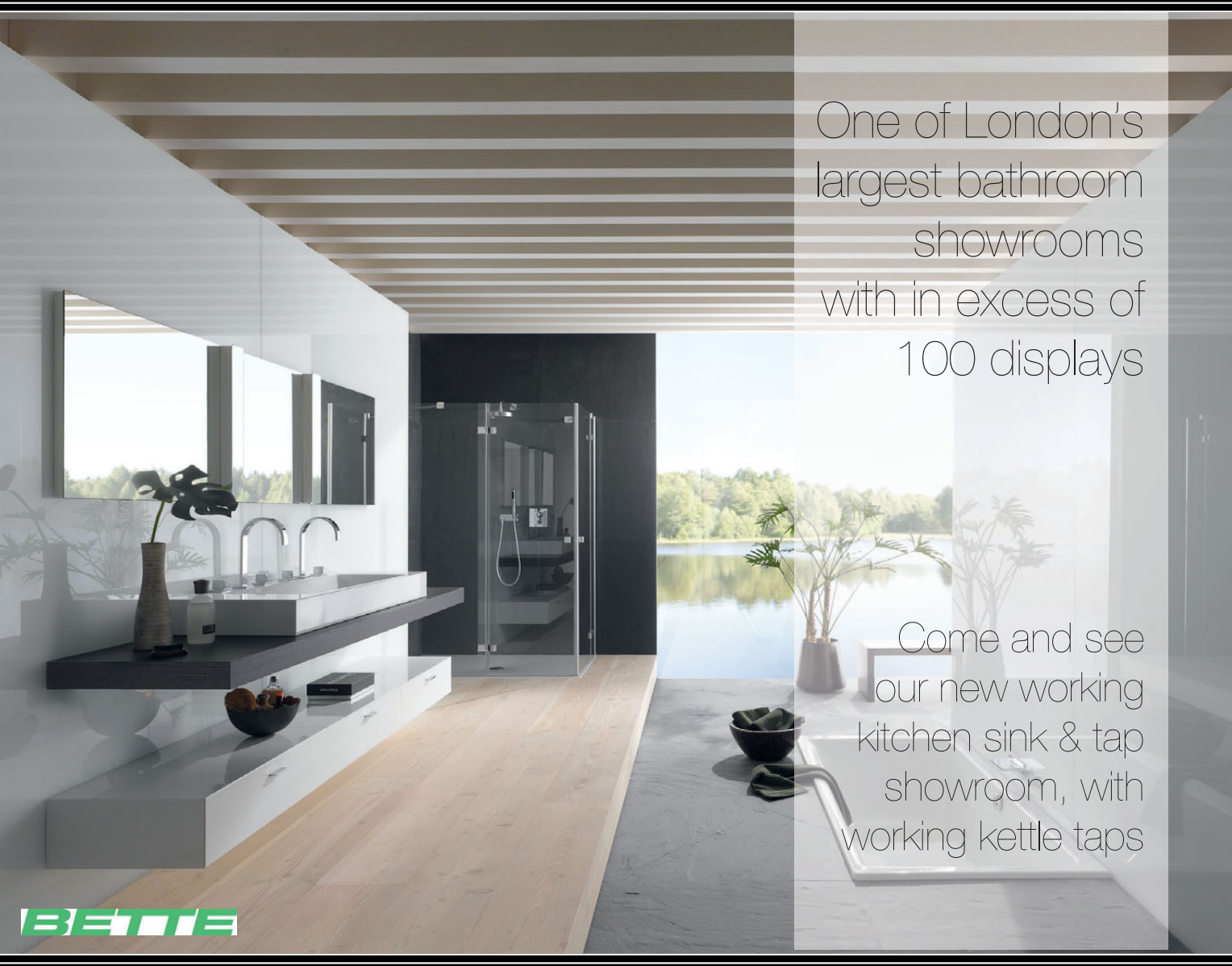

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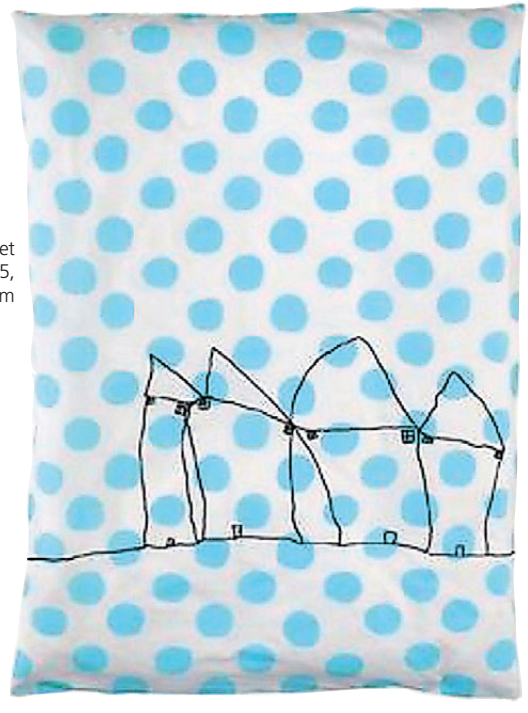
Fisherman corkscrew, £12, anthropologie.eu

Lascelles Boat Pendulum Wall Clock, £27.50, johnlewis.com

Eleanor Stuart Octopus print (unframed), £25, eleanorstuart.com



Beach Days Single Duvet Cover, £75, homecandy.com

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John Lewis Livia Pendant, £100, johnlewis.com

Large graphite vase, £24, next.co.uk

BIBA Toulouse Dressing Table, £499; BIBA Toulouse Mirror, £199, houseoffraser.co.uk

Cross stitch velvet cushion, £34, kellyhoppen.com

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Large speckle vase, £40. next.co.uk

Black Acapulco chair, £279. Boqa, boqa.fr/fr/

Camilia Cabinet by Koket, £11,000, thelongeststay.com

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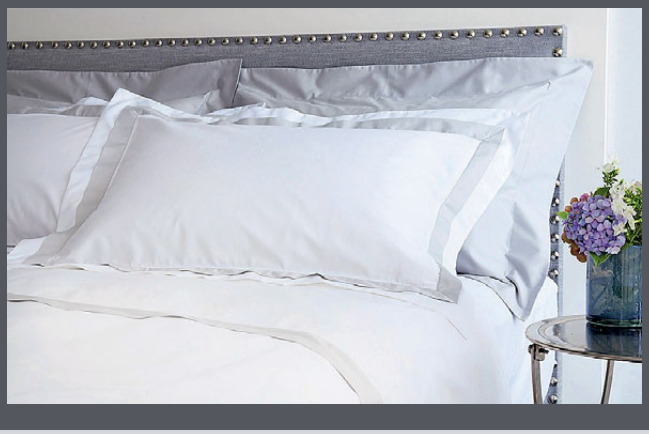

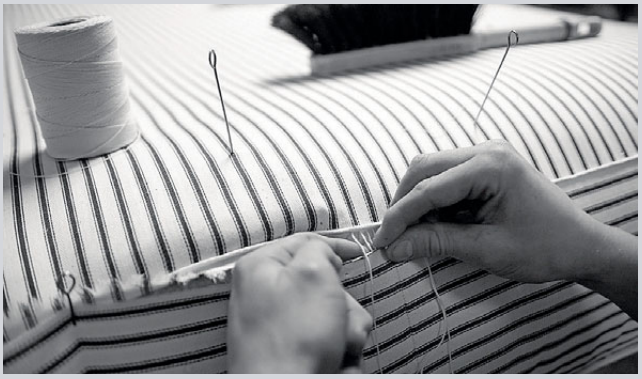

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From high flying City lawyer to fabulous furniture maker

Andrew Wilson tells us how studying fine furniture making with John Lloyd put him on a path to an exciting new career

Training with John Lloyd involved a complete change in direction for me. Shortly before starting the course I had retired from a 30-year career as partner of a large international law firm. I had almost no prior woodworking experience.

My time with John was a revelation and has, I feel, provided me with the ideal foundation for my new career.
I took the one-year Advanced Fine Furniture Course followed by an additional term of Antique Furniture Restoration. The content of both courses was practical and well structured, covering all of the fundamentals while still providing scope for the student to explore particular areas of interest and creativity. Equally importantly, I regard John's abilities as a teacher as second to none. He shares his immense knowledge and experience with patient good humour and practical guidance, always encouraging his students to test their abilities and reach their potential.

In short, I would happily recommend John and his courses to anyone who is considering starting out or retraining for a career as a furniture designer/maker or antique restorer.

✤ For full details of all John Lloyd Fine Furniture Courses please visit johnlloydfinefurniture.co.uk or call 01444 480388. Andrew's furniture may be viewed at andrewwilsonfinefurniture.co.uk

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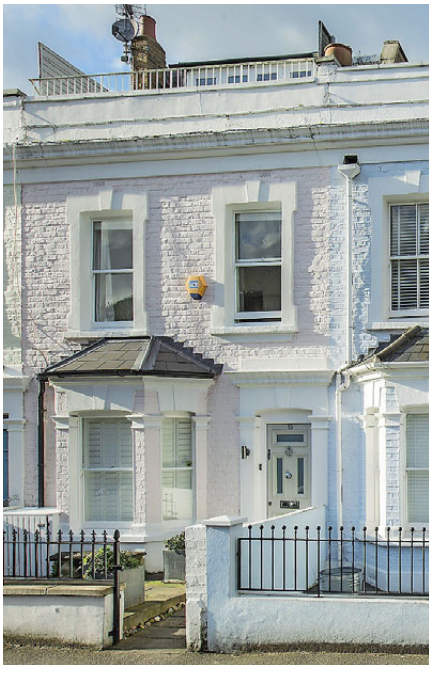
As seen on SCREEN

Made In Chelsea 'boys house' in SW6 up for sale through Sellmyhome.co.uk for £1.4 million



If this property looks familiar, that may be because you have seen it before. Not necesarily in person but perhaps on screen, in particular on E4's BAFTA winning reality TV show *Made in Chelsea*. The house, on Novello Road in Fulham has been the home of two of the show's stars, Oliver Proudlock and Jamie Laing, for the past 18 months and has appeared in the last two series. But it's the end of an era for the boys as four bedroom 1,300 sq ft house has bee put up for sale for £1.4 million through online estate agent Sellmyhome.co.uk.

'Novello Street has formed a central part of the past two series of *Made of Chelsea*,' says Oliver fondly. 'Not only is it a great house, but it's in an awesome location – right by the tube, and really close to some great bars and restaurants. We have had some amazing times there, and it will be strongly missed,'.

Inside, the decor is contemporary, a splash of rich purple brightens up the neutral, and rather masculine, colour scheme in the living room. The question remains though, who will inherit the eye-catching portrait of the boys' original housemate Francis Boulle?

It was painted by Oliver himself. 'The portrait of the three of us painted by Proudlock will always remind us of our happy chapter at Novello Street!' says Jamie, who admits that he is looking forward to moving on and seeing what the future brings.

'As the true *Made In Chelsea* "Pardy Pad" we've loved every moment of our time here. It's time to move on though and we're looking forward to lots of new twists and turns in the upcoming series.'

The modern, spacious kitchen looks like a fantastic entertaining space, so will the party spirit live on even once

The property has featured on the past two series of Made in Chelsea

The roof terrace makes the most of additional outside space

As the true Made in Chelsea 'Pardy Pad' we've loved every minute of our time here. It's time to move on though

Jamie Laing and Oliver Proudlock have lived in the property for the past 18 months

The bedroom hints at its luxe-loving inhabitant

the boys have moved out?

Natural light floods the property through the clever use of glass, and bringing the inside in to this Fulham home won't be a problem – sliding doors, bay windows and sought-after roof terraces will have that covered. The chrome fittings, as seen in the kitchen, plus smart positioning of mirrors, can also help make the most of daylight.

One of the four bedrooms (pictured above) has a glamorous feel, with sumptuous fabrics and luxurious little details adding a layer of personality to an otherwise blank canvas, hinting to the high end and luxury lifestyles of its current *Made in Chelsea* inhabitants. If only walls could talk...

The property is on the market with nationwide online estate agent, Sellymhome.co.uk, which saves sellers paying standard fees.

Director of Sellmyhome.co.uk, Will Clark says: 'With the lack of stock and high demand both from owner occupiers and investors, property prices in Fulham have increased by approximately £2,500 per week over the past year. Many vendors in SW6 have become accidental 'property millionaires' due to the huge increase in values and for them, tens of thousands of pounds in estate agent fees are a major cost.'

The kitchen is a great space for entertaining

✤ The property is currently on the market for £1.4 million, for full details visit Sellmyhome.co.uk

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Porcelain perfection

Peter Burke and Stan Olendzki of Linear's Alno Balham Haus tell Lisa Hedlund what makes their approach to business stand out from the crowd

Beginning as an idea between Stan Olendzki and Peter Burke down at the local rugby club, Linear's Alno Balham Haus has grown into a successful business venture that offers a vast array of kitchens and bathrooms, as well as a stunning range of porcelain tiles.

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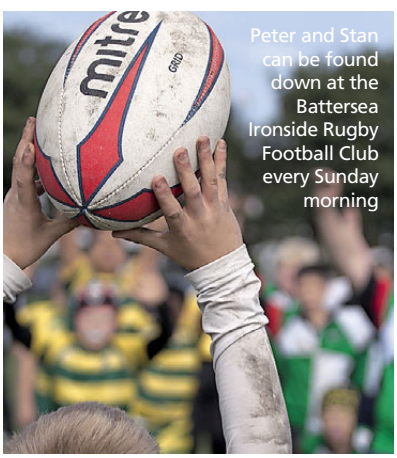

Peter and Stan can be found down at the Battersea Ironside Rugby Football Club every Sunday morning

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We just thought that there was nowhere else, really. We live here, and we have strong links school-wise. Also, there's a lot of old Victorian house stock here, and there's potential to get in there and bring life back into these old houses with a modern twist. The area has a nice mix of people, and I think it just fits our product: the fact that we're trying to be a little bit different, and a little bit original. In Alno Balham Haus we wanted to showcase our products and explore the next generation of design, so we took a chance by not going on the high street in order to get the space to give our product justice. So we've got the big kitchen displays, and some amazing bathroom displays, and we have a lot of really original and different designs with the tiles.

HOW DO YOU GET INVOLVED IN THE LOCAL COMMUNITY?

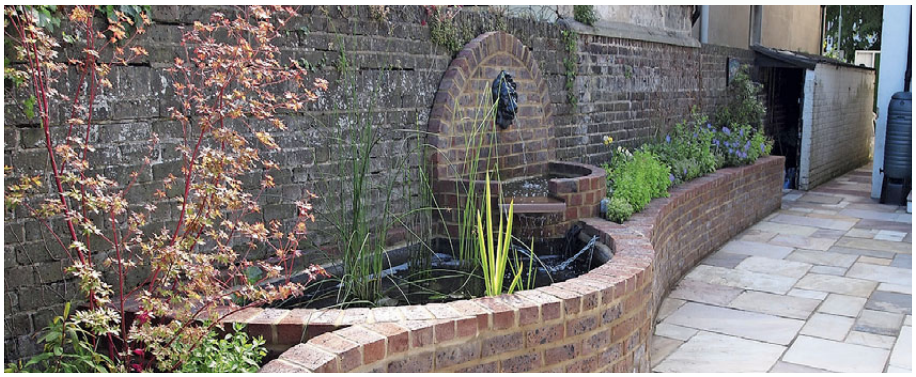
Stan was a local coach with the Battersea Ironsides [a local rugby team], and I got involved with that and coach with him. We also just sponsored the Battle Blazers, which is a soccer club, and I coach cricket.

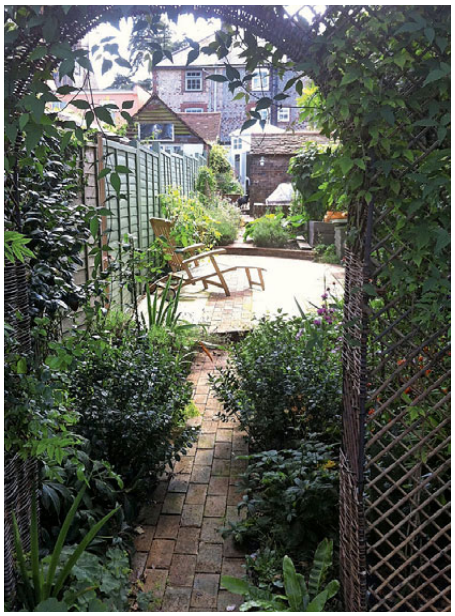
YOU'RE PARTNERED WITH ALNO, TELL US MORE?

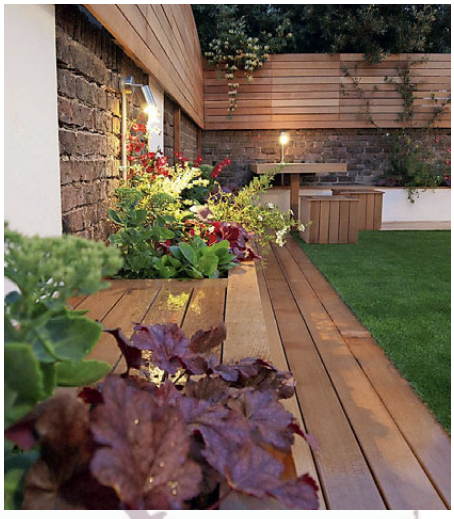
Alno is a well-known German kitchen company, we approached them and they were happy to back us. Then Swiss bathroom company Crosswater that the same. And now we're quite excited that American iconic brand KitchenAid has joined us too. I think the only other place that you can buy their appliances is Harrods!

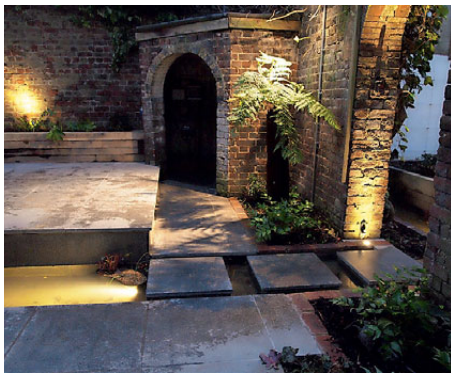
✤ Linear's Alno Balham Haus is at Unit 5, Zennor Trade Park, Zennor Road, Balham SW12 0PS. For more information call 020 8675 3605 or visit lineartiles.co.uk

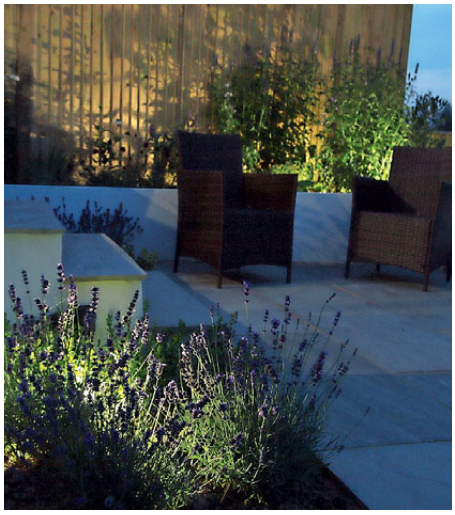
www.borrowedspace.co.uk









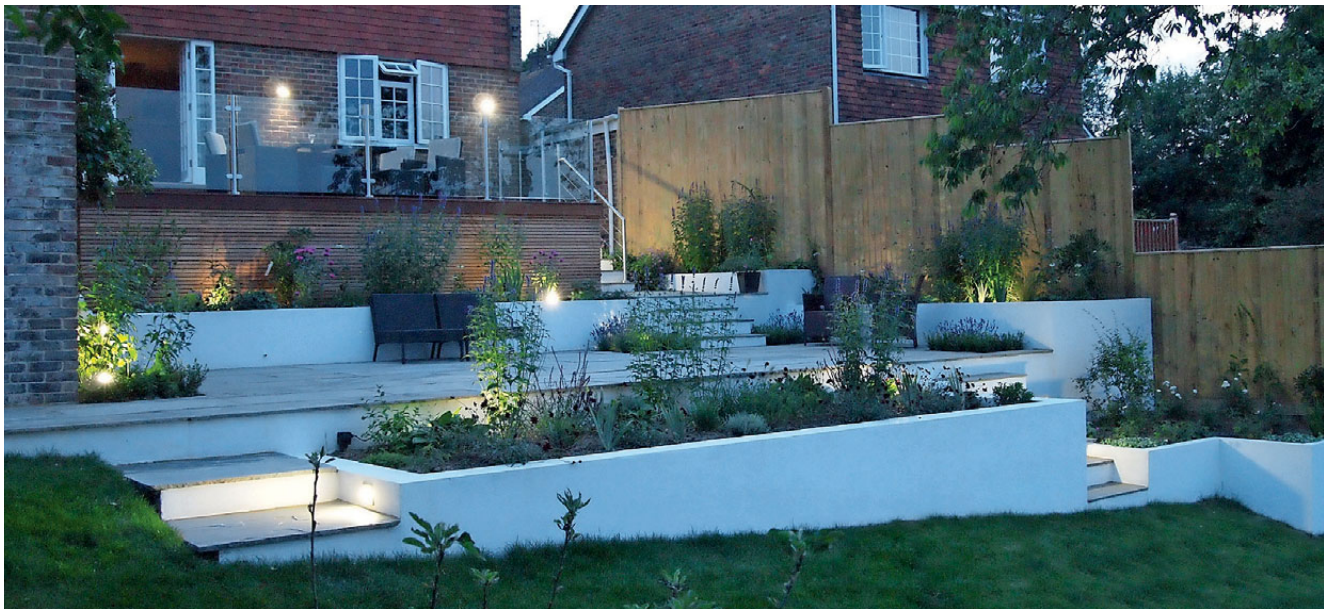


Landscape and garden design services

borrowed space

Contact Oliver Borrow BA, for a free consultation

Tel: 07773764212 E: oliver@borrowedspace.co.uk



Grand DESIGNS

Garden designer Oliver Borrow answers Lisa Hedlund's horticultural questions about his Wandsworth-based company Borrowed Space

WHAT SPARKED YOUR INTEREST IN HORTICULTURE?

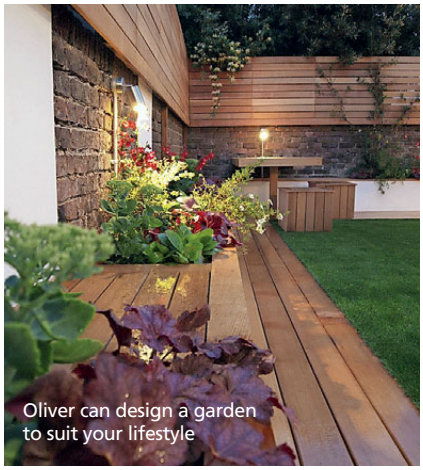
When I was a child I used to love visiting National Trust properties and gardens with my grandparents. I have to say, at that age, the cake at the café afterwards was a big part of it but I found the landscapes inspiring and loved the displays of colour and thought to myself 'I want my life to be amongst these beautiful things'.

TELL US ABOUT YOUR BACKGROUND?

As soon as I left school I set out in my horticultural career, attending Pershore College of Horticulture in the Midlands where I gained a national diploma in Ornamental Horticulture and helped build the college's Chelsea Flower Show garden. I learnt a good grounding in the basics but wanted to learn how to use these skills in a more creative way so I went to Leeds Metropolitan University and gained a degree in Garden Art and Design.

WHAT ARE THE LATEST TRENDS IN GARDENS?

I always attend the Chelsea Flower Show, and others, and read garden design magazines for inspiration and to keep up to speed with trends. I am seeing a lot of grey and matt colours in the gardens at the moment and they look great with flowers in front of them.



Oliver can design a garden to suit your lifestyle

A dark grey wall with pink or orange flowers in the foreground can be stunning and elegant. I think though, a garden should be something that suits you, that grows with you and your home, rather than being a disposable fashion item.

WHAT ARE THE BENEFITS OF A BESPOKE GARDEN ?

Having a bespoke garden from a designer means you get a garden that reflects you and your lifestyle – rather than that of the landscaper. Many landscape companies will create lovely gardens but they have a set style of garden that they can replicate in many homes. As a designer, I have the time to spend creating something much more personal to you and the situation your garden sits in.

WOULD YOU DESCRIBE GARDEN DESIGN AS AN ART FORM?

Garden design is like a practical art form to me. A sculptor may use clay where I use hard landscaping materials, a painter may use water colours where I use plants. The interesting thing about my medium is that it has the added dimension of time and growth. A plant will change colour through the seasons and years and this makes the possibilities even more exciting and challenging to me.

WHAT GOES INTO THE DESIGN PROCESS?

The design process involves a lot of research, to find the best materials and plants to reflect your style and interests. It starts with you telling me what you like and dislike and how you want to use the space. I will then put a concept presentation together with ideas on colours, materials and layout. Once we have agreed on a direction, I will start to draw the 3D master plan and then a detailed planting plan and list. Once you are happy with the design I will choose the best team of traders and landscapers to build the garden and manage the process to deliver your dream landscape.

✤ Contact Oliver for a free consolation about your exterior space, 07773 764212.
borrowedspace.co.uk

Don't move, IMPROVE!

Family-run nuspace, based in Fulham, tells SW Resident what makes their services stand out from the crowd

HOW DID NUSPACE BEGIN?

Graham Chappell founded nuspace after renovating his own home, despite working full-time in a corporate role. Feeling inspired he decided to set up on his own, gaining experience on large residential projects. Before long, he had a talented team of people working on several projects across South West London. He made the decision to specialise in lofts and extension and the team has grown accordingly. There are 14 people based in the Fulham office (including his mother and sister on the management side) and multiple people working out on sites as well as three project managers 'with a wealth of valuable experience specifically in the construction industry'.

> There is high demand for full back loft conversions in the Wandsworth area. This is valuable not just in terms of investment but also in space added

WHY WAS FULHAM THE IDEAL LOCATION FOR NUSPACE?

Most of our clients are based in South West London so Fulham was perfect as a base for our office. Also, Graham lives locally in Bishops Park. The office is open for clients who would like to pop in and run through their ideas and projects or to refine their plans before submitting planning permisson.

WHAT SERVICES DOES NUSPACE OFFER?

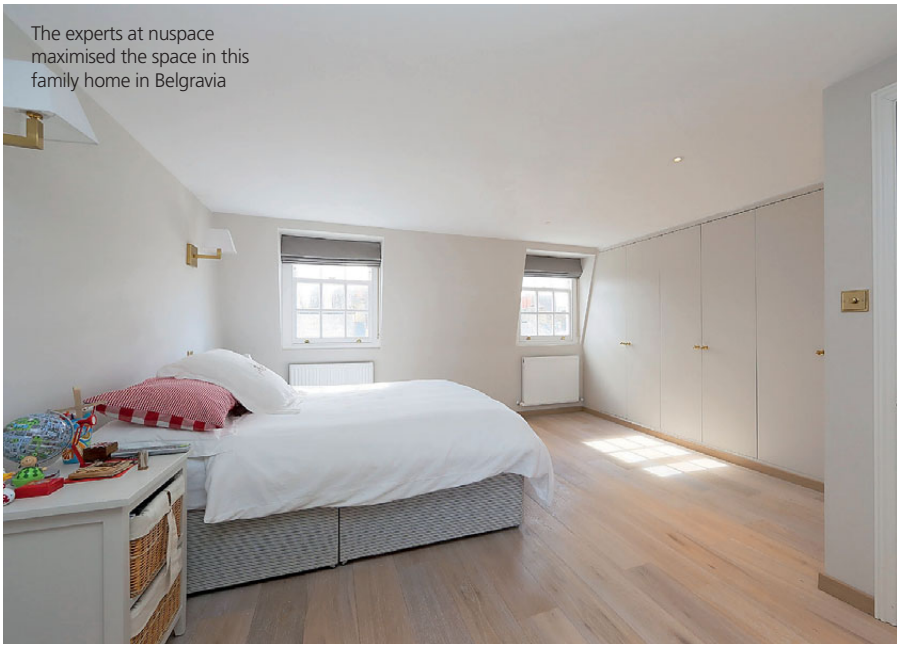
We offer a full plans-to-completion service from achitecture to building and finishing. We have all trades available for all aspects of your building project. We are also currently working towards full RICS chartered building company status.

ARE THERE NEW TRENDS WITH HOME RENOVATIONS?

Back addition pod rooms are proving popular as rules regarding these were recently relaxed. Roof terraces too are popular, especially for flats. There is high demand for full back addition loft conversions in the Wandsworth area. This means that you can get the full footprint of the first floor again, which is valuable not just in terms of return on investment but also in added space.

Fulham-based nuspace completed this contemporary kitchen extension

A spacious loft conversion on in the centre of Fulham



The experts at nuspace maximised the space in this family home in Belgravia

WHAT IS TYPICALLY INVOLVED IN A PROJECT?

What isn't? Everything that you can imagine from the planning stage, through to the finished project where the rubbish has been cleared away and the building certificates have been handed over.

IS IT DIFFICULT TO GET PLANNING PERMISSION?

We can take care of planning applications so you don't have to, and we have our own RIBA architect on board. We can also be creative if a client wants an interesting design or something unique. We have seen an increase in requests for designer lofts, where clients pay a little more but get many additional focal points, such as additional roof windows or a glass box-style loft conversion for those with a more contemporary design eye.

HOW DO YOU COMBINE UNUSUAL SPECIFICATIONS AND WHAT IS PRACTICAL?

This is talked through in detail at the initial stages. We always start by asking what clients want and how they imagine the room to be. From there we can fill in the gaps of the different construction methods available and take into account all building regulations to give the finish the client dreams of.

WHY DO CLIENTS COMMONLY CONTACT YOU?

The main reason is to add more space and increase their return on investment. We have recently seen more people building to release equity from their home before moving on. The best local agents will recommend clients do the work themselves before moving, so they can take a bigger step up (or down) the ladder.

HOW CAN PEOPLE BE SURE THAT YOUR SERVICES ARE RIGHT FOR THEM?

I suggest they check our website, in particular our portfolio, where we show stunning photos of some of the work we have completed to date. We offer a very comprehensive service with a high standard of finish without charging the earth. Due to our size and economies of scale we find that we are often cheaper than small builders who try to make a bigger margin on each job that they build. This together with our expertise at delivering our projects on time and on budget mean that we have had an extremely busy 2013, and 2014 is looking significantly busier again!

✤ For more information contact nuspace, 965 Fulham Road, Fulham SW6 5JJ; 0203 405 3480; 0870 609 1014 yourloftconversionlondon.co.uk

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Kellyhoppen.com

Glove Chair by Conran, £1,800
Darlingsofchelsea.co.uk

Glasitalia Curvi Transparent Nesting Tables, set of 3, price on application
Glassitalia.com

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Made.com

Content by Conran Counterbalance Bookcase, £599
Johnlewis.com

Puji Inda Dark Cubic Display Unit, £985
Puji.com

The resident.co.uk

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Regent's Park Open Air Theatre announces its new line up

The Resident covers new events, talks to the most exciting names in your area and gives you inspiration on how to make the most of your home and interiors. Plus, we round-up our favourite local restaurants, as well as offering fashion advice and days out for mini residents.

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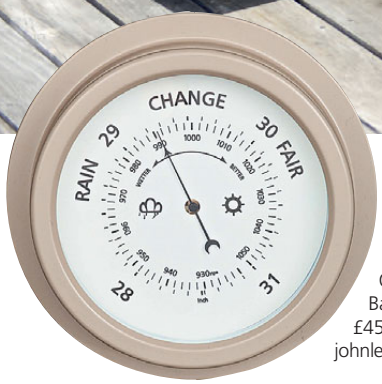


Garden Trading Outdoor Barometer, Clay, £45. John Lewis, johnlewis.com

Reversible Blue Seat Pad, £20. House of Fraser, houseoffraser.com

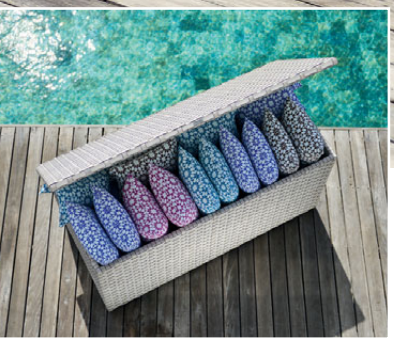
Nordina Lounger, £249. Marks & Spencer, 59 Putney High Street Putney, SW15 1SP; 020 8788 2544; marksandspencer.com

Blooma Kansas 4-Burner Gas BBQ, £199. B&Q, Smugglers Way, Wandsworth SW18 1EG; 020 8875 8000; diy.com

Pimlico chair, £595; Pimlico footstool/ coffee table, £295. Indian Ocean, 155-163 Balham Hill, Balham SW12 9DJ; 020 8675 4808; indian-ocean.co.uk

Honest Gardener Small Bird House, £8. sainsburys.co.uk

Gardener's Notebook, £5.95. Sophie Conran, sophieconran.com



Garden-Ready Scatter Cushions in 50x30, £80 and 50x50, £145. Indian Ocean, 155-163 Balham Hill, Balham SW12 9DJ; 020 8675 4808; indian-ocean.co.uk

Hanging Chair, £680. Debenhams, 315 Lavender Hill, Battersea SW11 1QL; 0844 561 6161; Debenhams.com

Blue Lantern, £15. Debenhams, 315 Lavender Hill, Battersea SW11 1QL; 0844 561 6161; Debenhams.com

Romance Bistro Set, £199. Cargo, 8 Wimbledon Bridge, Wimbledon SW19 7NW; 0208545 0527; cargohomeshop.com

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GOURMET

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Easter TREATS

Sudi Pigott narrows down the hunt for the best Easter eggs available plus John Torode on Wandsworth's food scene

Sudi Pigott

The latest gourmet news in South West London plus three of the best Easter eggs

UNDER REVIEW: LONDON HOUSE

The London House decor has a contemporary feel

I feel like shouting: 'Gordon's not in the house. You can all relax...' I know the restaurant has only been open a matter of days and the boss may show up at any time, yet the food is already amazing: sophisticated, impeccable and above all, flavourful so a bit more informal friendliness rather than an over eagerness to please would go down a treat in the dining room. Really, it would. What's more, the menu, especially at lunchtime, is great value for cooking at this level (£28 for three courses, £36 at dinner) and I'd like it to become a regular. So the service just needs to relax a bit and they need to be sure to check they're giving the ordered dishes to the right customer. Even Victoria Beckham, who presumably will be a habitue, with her 'atelier' down the road would approve of my gremolata (a parsley, garlic mix encrusted yellow-fin tuna tartare with surprising and wholly successful accompaniments of anchovy for that umami hit and earthy walnut to balance the raw fish freshness and clean texture). The requisite creaminess of griddled scallops are perfectly balanced with a refreshing waldorf salad of apple, celery and walnut. Though I guess Posh Spice would have resisted the great, warm bread served in little hessian bags. We didn't. I loved both our main dishes. The combination of sea bass with slow-cooked fennel, delectable sardine beignet and a bergamot (especially fragrant variety of Italian lemon) sauce was the sort of dish I could eat time and time again and will have to return to order for myself as I couldn't leave my guest's portion alone. My Cumbrian beef fillet with outrageously unctuous and deeply savoury braised beef cheek stuffed potato gnocchi, a dish requiring considerable technical confidence and verve to pull off, was outstanding too. Desserts are exceptionally toothsome: pleasingly booze-soaked rum baba managed to be mesmerisingly light too. Crushed nougat with cream was prettily served with the requisite smeared comma of rhubarb puree, though we would have preferred a whole pool of rhubarb. My only caveat is the dull décor. Though I did like the paintings and the lounge has a relatively comfy vibe with cool contemporary fireplace and an amazing cocktail list which can be enjoyed without necessarily booking dinner. The quaintly named One Hundred Years Old Fizz, a winning combination of Ketel Vodka, tangy sea buckthorn juice (presumably foraged on the English coast), sparkling English wine, honey and ginger has to be sampled. Would I return? Unquestionably.

> My Cumbrian beef fillet with unctuous and deeply savoury braised beef cheek was outstanding

✤ London House, 7-9 Battersea Square SW11 3RA; 020 7592 8545; gordonramsay.com/londonhouse

Easter treats in SW11

If I'm entertaining children at Easter, I'll be stocking up on Gail's Artisan Bakery's adorable Easter bunny vanilla cupcakes with their freshly pressed raspberry pink iced shortbread ears, Garabaldi (I can still visualize my childhood biscuit tin that invariably had a stash of garabaldi biscuits) biscuit bunnies with loads of currents and gingerbread bunnies and eggs. So much better than the cheap confectionery masquerading eggs too many children are given. For grown-up Easter gifts, give Gail's superlative jams, actually made by a former arts film-maker and camera man friends of mine (teatogether.com) in a bohemian fermette in Northern France. All are properly hand-made, stirred in a copper pot over an open-flame (I've seen them in action) and wonderful on scones or in a Victoria sponge.

Gail's Artisan Bakery Easter treats

✤ 64 Northcote Road London SW11 6QL; 020 7924 6330; gailsbread.co.uk

JIN GO GAE

Fermentation and cooking on charcoal seem to be the current buzz among cutting-edge chefs, yet few acknowledge that both trends have long been an everyday part of Korean cuisine. It seemed about time I experienced K Town aka New Malden, the London centre for the Korean community. Who better to accompany me than my friend Singaporean friend Loretta Liu of On Patisserie who confided she has almost weekly cravings for kimchi (fermented and aged cabbage). We were joined too by Thomas, her foodie cousin over on a quick trip from Singapore. Going very hungry is essential. At Jin Go Gae complimentary Panchan dishes of pickled vegetables (namui) are brought to the table. Thomas insisted we try Makgeolli, a light, milky fermented wine that went down a treat. We started with utterly moreish double fried chicken (Yangneom tongdak) in sweet and sour sauce. The centrepiece is a sunken bbq on which the waitress deftly cooked bulgogi, beef strips marinated in soy, garlic, sesame oil and pureed Asian pear plus garlic and spring onion slivers. The highpoint for me was Jjigae a wonderfully umami-rich hot pot with fermented soya and kimchi and masses of seafood served with steaming rice. Dessert is simply segments of orange and the bill? A wholly reasonable £30 for more food than anyone would sensibly eat!

✤ Jin Go Gae, 272 Burlington Road, Town Centre, New Malden KT3 4Nl; 020 8949 2506

3 of the best Easter eggs

CHOCOCO HONEYCOMBE

I've always had a weakness for a Crunchie so this chocolate egg inevitably brought out the nostalgic child in me. Chococo always source their chocolate impeccably: this egg comes in a choice of milk chocolate 43% Venezuela and dark 70% Caribbean. The honeycombe is made using Field Honey Farm honey in Swanage.

✤ Available at Wholefoods and Harvey Nichols, £12.95

THE SOLID CHOCOLATE EGG

I love this Solid Chocolate Egg but the Solid Chocolate Compnay. It's a novel idea and a good protest against hollow, overpackaged eggs that are all about packaging. This may only be Belgian chocolate so is going to be less memorable for its taste than being made up of 42 Jenga like pieces and assuredly solid through. £19.99.

✤ Solidchocolateco.co.uk

ORCHID EGG

Artisan du Chocolat's happy and exotic Easter Collection is inspired by their many travels to South America cacao plantations. It's a feast of colours for the eyes and flavours for the taste buds. This beautiful Orchid egg, which comes in milk and dark (from £24.99) is almost too pretty to eat.

✤ artisanduchocolat.com

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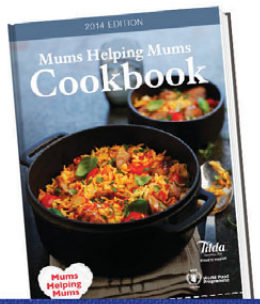

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Jamelia - Mum, Singer and TV Presenter

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Bunga Bunga on Battersea Bridge Road is a fun and lively Italian bar and pizzeria

The Roman Empire of Bunga Bunga

You could be crowned Emperor of Bunga Bunga on Battersea Bridge Road in an exciting new weekly event. Interested? Better practise your pout...

Battersea based Englishman's Italian Bar, Pizzeria and Karaoke, Bunga Bunga, is proud to present the launch of their new, weekly night, The Roman Empire of Bunga Bunga.

Harking back to Italy's heyday, and to the very roots of their Roman capital, each Thursday they will now be hosting a special night, where a new Emperor will be awarded power over the party and people. True to Italian political form, they will of course be lavished with elaborate and ostentatious privileges of their own.

Guests on the night, will be welcomed to their tables, where they will find a new limited-edition, Bunga Bunga cap, with which they will all have to compete to create the best 'Emperor Selfie'. The most impressive Bunga-capped selfie to then be tweeted to @BungaBungaLondn, or uploaded onto Facebook, with the hashtag #IAMTHEEMPEROR, will be selected by the Senate of Bunga Bunga at 10pm. Following this, the winner will be crowned and gowned during the biggest ever victory procession that has taken place at Bunga Bunga (and possibly on Batterea Bridge Road!).

As Emperor of Bunga Bunga, the 'chosen one' will be upgraded to an Emperor's throne, to sit on for the rest of the evening, (that will of course be delivered to the table by Roman parade), a complimentary 'The Colosseum' cocktail sharer (for eight people, including Grey Goose La Poire and a whole bottle of Martini Prosecco), to refresh their fellow party members, and finally, a personal palm servant – to keep them cool and feed them grapes during their reign.

Alas, it will not be all play, no work, for the righteous ruler. They will also be awarded the ultimate 'thumbs down' power to judge the evening's karaoke, and tasked with the responsibility of ensuring that only the best, and most easy-on–the-ear entertainers are allowed to take centre stage.

Finally, to commemorate their role and time as leader, each new Emperor's selfie will then be given pride of place on the 'Empire Wall of Fame', where they shall remain a piece of Bunga Bunga history, for all of time.

The acclaimed Bunga Bunga is owned and operated by The Inception Group, whose founders Charlie Gilkes and Duncan Stirling have also created West London's first speakeasy bar Barts, which has recently undergone a 'grand refurbishment', 80s-themed nightclub Maggie's, and last summer launched Mr Fogg's in Mayfair, a recreation of the actual home of Jules Verne's most famous adventurer, Phileas Fogg and new underground boite, 1970s Manhattan-inspired Disco in Soho.

So if you want to be Emperor for the evening and crowned King of the Colosseum, as well as the cocktails – parade down to Bunga Bunga.

Please note that contrary to the Bunga Bunga party myth, clothing is essential – all those that arrive wearing 'The Emperor's New Clothes' will be denied access to the party.

✤ The Roman Empire Of Bunga Bunga, Every Thursday, 6pm-1.30am. Bunga Bunga, 37 Battersea Bridge Road, London SW11 3BA; 020 7095 0360; bungabunga-london.com; reservations@bungabunga-london.com; twitter.com/BungaBungaLondn

What's your flavour?

SW Resident speaks to adopted south Londoner John Torode about a passion for Wandsworth that shows little sign of abating

John Torode has quite an unusual place in the ever growing pantheon of celebrity chefs and restaurateurs – and not because he is now one of south-west London's most famous residents.

No, the *MasterChef* presenter is a peculiar case of the celebrity chef and restaurateur who isn't actually a celebrity chef or a restaurateur. Having relinquished the last of his business interests last year (he previously held Smiths of Smithfields, Luxe near Liverpool Street and an ill-fated cafeteria project in Notting Hill), the 47-year-old Aussie is more than content to leave his culinary expertise where it now most beloved… with Gregg Wallace, opining on the wannabe cooks in the *MasterChef* studio.

'I made a firm decision that I would never cook on television again,' he reflects, as we sit down near Earls Court at the start of March. I didn't want to be "the celebrity chef",' he says in relation to his choice to resign as *This Morning*'s resident cook in 2000. 'And it isn't a decision that I regret for a moment.'

Nor should he. *MasterChef* is one of the modern TV success stories, provoking celebrity spin-offs and a raft of global franchises. But most importantly, John still gets a kick from the show, even if you'll rarely see him with a saucepan or cheese grater.

'Oh definitely, it's been a revelation for me,' he agrees. 'The most enjoyable thing about *MasterChef* is watching people grow and change as they go through the process. Seeing that journey from when someone first walks in through the door to the moment they leave is quite incredible.'

It's the desire to succeed that John is passionate to pass on. 'For an amateur cook, the most important thing above the skills they possess is a want to produce something really good. Cookery isn't something you can be half-hearted about... it's a profession that demands you put your full effort into it.'

> You look at what we have around Wandsworth and it's a wonder people still cook at home at all

It's important to find time to relax, too though. 'Food is my life and what I do for a profession, but relaxation is a completely different thing. The best form of relaxation for me is chilling out in the sunshine next to a swimming pool. I like travelling too and am fortunate enough to go away a lot with my work anyway, but holidays are of course another fantastic way to relax.'

John's enthusiasm for flavour and texture is evident whether he's in front of the TV cameras or planning menus at home, and the Australian admits the inspiration for his craft comes very much from local influences. 'Well local food is really something I'm a huge fan of. I'm not talking about local produce, but genuine locally made dishes that's on our high streets and comes to us from all corners of the globe, inspired by chefs who have worked on every continent, and whose skills come passed down through the generations.

'You look at what we have around Wandsworth and it's a wonder people still cook at home at all – there is so much diversity and flavour, from tapas to curry to Thai to gastro to gourmet to French. I particularly like the little places around Clapham Common and on Abbeville Road. They're constantly looking to be the best. Look at what The East Hill in Wandsworth produce, or try out Cuillos on Balham High Road – great food.'

He recognises that producing great food remains difficult, and certainly on a business level. 'There is so much competition for our local places – they're all clamouring for attention and trying to be noticed. We need to support these places around Wandsworth and Balham and Clapham, because sometimes the margins are so fine and it only takes a few bad weeks to really threaten livelihoods.

'It's a tough life,' he says, reflecting on the early days of his own training as a chef back in Oz. 'Those experiences at the start taught me a lot of important life skills… being organised and disciplined especially. It's not necessarily about dealing with long hours, it's about dealing with your work load. You have to keep level-headed through various phases of a working day, especially when things get intense.'

But local restaurants relying on John and partner Lisa Faulkner's ongoing attendance may be hoping his latest series *John Torode's Australia* doesn't take the 48-year-old off to the southern Hemisphere too frequently in 2014.

'It's an exciting project and uses Australia in the sense of a culinary journey,' he reveals. 'It's very much about life and food in Australia, and it's been great to go back there. But England, and Wandsworth in particular, is really home to me – the outside space, the people you meet, the accessibility to the county and central London; I can't think of a place I'd rather be, not even Australia. I am settled and happy here – I stumbled upon the place by accident. And the food is great too!'

✤ John Torode's Australia is shown on Mondays at 8pm on the Good Food Channel.

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BAR of the month

DOWNSTAIRS AT HARRISON'S

Balham's popular brasserie's basement bar has recently undergone a refurb and, as we head down the winding staircase to check it out, we're transported into a luxurious, candlelit cocktail bar that seems a long way from its SW12 location. Its glam decor is reminiscent of owner Sam Harrison's favourite New York bars. We're greeted and seated at an American-style booth, perfect for intimate chats and comfortable too. The cocktail list has an array of exciting sounding drinks, including a fruity favourite, a Fresh Passion (Wyborowa vodka, Limoncello, passion fruit and lemon juice) that arrived on 'fire' and an Electic Ginger (Wyborowa vodka, ginger cordial, lime juice, ginger and mint), a more acquired taste – the ginger is strong – but delicious none-the-less. Lively music plays subtly throughout, not disturbing or exposing your conversations. There's the usual cocktails you'd expect to see, but often with a twist, try a Rude Cosmopolitan (with El Jimador Blanco tequila thrown in for good measure) for example. We were lucky enough to try out two potential new cocktails, I loved my refreshing grapefruit vodka offering while my friend's vanilla vodka and spicy apple surprise was also a hit. There's food available downstairs too, cheeseburger sliders, a sharing platter and Padron Peppers to name a few. That is if you can't be lured upstairs for the full menu...

✤ 15-19 Bedford Hill, Balham SW12 9RG; 020 8675 6900; harrisonsbalham.co.uk

Its glam decor is reminiscent of owner Sam Harrison's favourite New York bars

GOURMET BURGER KITCHEN

Gourmet Burger Kitchen first opened in Battersea, so it's fitting that its 60th restaurant – and first of a new design for 2014 – has opened back in the borough it all began. GBK Southside is one of the shiny new eateries by Wandsworth's revamped shopping centre. It's ideally located for the shops and the cinema, so perfect for hungry families, but it's also a hot new destination in itself. My fellow diner, Jenny, is a self-confessed burger fiend and so the ideal companion for a GBK dinner date. We settled in with a crisp, dry bottle of sauvignon blanc and dissected the menu. I settled on the special of the month, a jaw-dropping Mexican-themed Blazing Sombrero, 6oz beef that comes with smoked cheddar, chorizo relish, tortilla chips, house mayo, rocket and pickled onion all in a sweet Brioche Bun (topped with a green chilli). Meanwhile, Jenny weighed up her options and veered towards a GBK staple: the Taxidriver, with Cajun relish, American cheese, smoked chilli mayo, dill pickle, salad and an onion ring to boot. She even went the whole hog (excuse the pun) and added bacon to her tantalisingly stacked brioche bun.

The chorizo relish of the Blazing Sombrero combined with the beef into bites that oozed with flavour. The tortilla chips added crunch, and the chilli, the crowning glory, topped it all off with a bang.

Jenny tucked into her Taxidriver, happy with her added bacon (a common ask I'm told by friendly staff). The burger lover was quick to give GBK the thumbs up.

Rosemary fries, sweet potato chips and delivishly moreish onion rings were the perfect accompaniments to our burger feast. I was thankful not to have succumbed to the lure of the complimentary monkey nuts while we waited, as I devoured every last bite.

✤ 54 Garratt Lane, Southside Shopping Centre, Wandsworth, SW184TF; 020 8874 6709; gbk.co.uk

The Taxidriver comes with Cajun relish, American cheese and an onion ring on top

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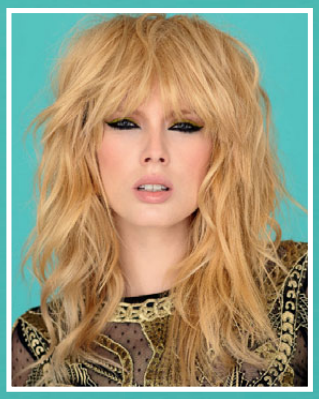

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FASHION

THE LATEST LOOKS AND STYLE GUIDE

Renee dress, £78, eucalyptusclothing.co.uk

SUNSHINE shades

Shona Wallace rounds up her pick of the brightest buys this April, but for dapper chaps it's all about sky blue hues...

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THINGS WE LOVE

Delfina diamond, topaz, pearl and gold ring, £730
matchesfashion.com

Sophie Hulme leather shoulder bag, £295
Liberty, Regent Street W1B 5AH; liberty.co.uk

Whistles midi dress, in light pink £350
whistles.co.uk

essential STYLE

By Shona Wallace

SW resident LOVES

This v-neck sculpted shift by J Crew is suitably sharp for spring

Sunny delight

The undisputed colour of the season, yellow has never shone so bright. Ease in by pairing yellow with neutrals and sky blue. This blue floral jacket by J Crew features primrose petals for a subtle spring hit (Rooney floral-print cotton and silk-blend jacket, £300, net-a-porter.com), while these cropped lemon jeans by IRO are a modern alternative to the staple white skinny (£185, Donna Ida, 106 Draycott Avenue SW3 3AE).

3 OF THE BEST Spring boots

Blue suede buckled boots, £325
avenue32.com

Zara wide heel ankle boot in powder pink, £79.99
zara.com

Isabel Marant suede boots, £360
matchesfashion.com

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APC cotton striped shirt, £100
mrporter.com

Paul Smith slim fit chinos, £205
9-11 Langley Street WC2E 9JY;
paulsmith.co.uk

Kurt Geiger navy sneakers, £195
kurtgeiger.com

SW resident LOVES

essential STYLE

By Shona Wallace

The boy in blue

Spring has sprung, so why not hit refresh on your wardrobe with a splash of sky blue? From chambray button-downs through to smart pastel knits, the easy-breezy shade is a winner all round. This suave steely suit is sure to invigorate (£299, marksandspencer.co.uk) while the chambray shirt from Patrick Grant's latest Hammond & Co collection is a smart after-hours staple, complete with a dapper white collar (£40, debenhams.co.uk).

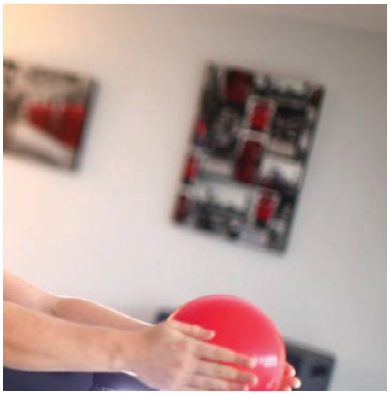
STYLE NOTE

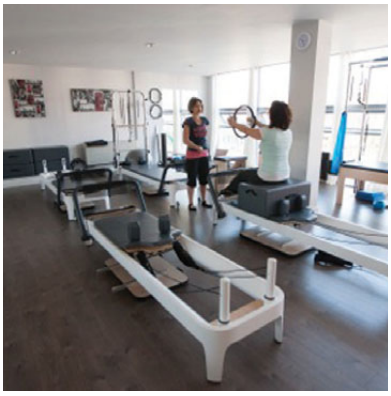
This navy crew neck by Reiss makes the perfect partner to white denim

SOMETHING FOR THE WEEKEND

With London's typically turbulent weather, no man's wardrobe is complete without a lightweight casual jacket. In versatile beige, this light mac by Howick looks sharp with neutral tones (£156, houseoffraser.co.uk).

a strategic approach to better health...





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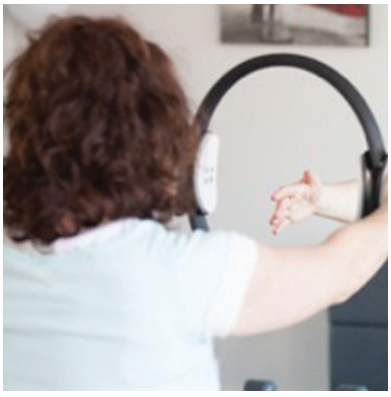

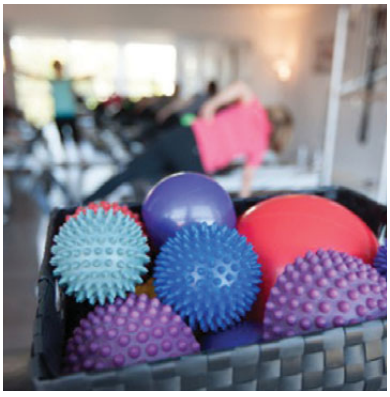

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Let's take this outdoors

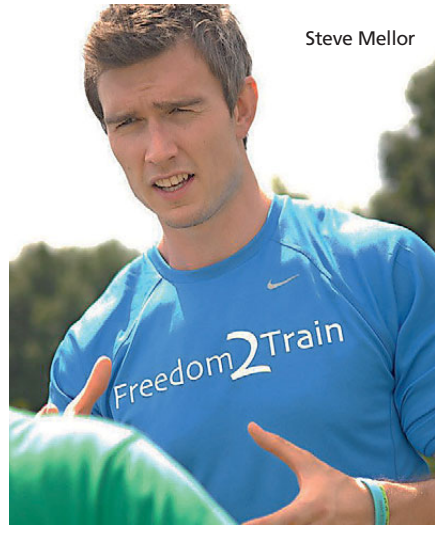
Shona Wallace tests her limits with the latest outdoor fitness craze, HIIT at Freedom 2 Train

When it comes to exercising, it is all too easy to get stuck in a rut. Once you have that hour-long gym regime down to a fine art, the temptation to push yourself further begins to dwindle. On the one hand, it is wise to be wary of new fitness fads, but on the other, staying within your fitness comfort zone can be just as harmful. To get optimum results from your regimen, you need to ring the changes, and nothing works quite like a bi-weekly session of high intensity interval training, or HIIT.

HIIT has really hit the big time this year, with a number of top trainers singing the praises of this challenging but time-efficient method. It is all about taking you from your comfort zone to your results zone, which is the driving force behind London's Freedom 2 Train.

Founded by elite personal trainer Steve Mellor, Freedom 2 Train is a personal training programme with an emphasis on outdoor training. Offering services across several London parks, including Battersea Park and Clapham Common, Steve and his team's bespoke programmes are a great way to mix up your regimen, embracing the great outdoors and pushing your body to extremes.

> High intensity interval training consists of short bursts of high-octane exercise with breaks



Steve Mellor

Granted, HIIT does sound daunting, but the effects are well worth the effort. In essence, high intensity interval training consists of short bursts of high-octane exercise interspersed with breaks to boost your metabolism and heighten your fitness levels. At first it is strenuous and exhausting, and walking the next day is nigh on impossible, but if you persist you are sure to be impressed by the results.

Each Freedom 2 Train session begins with a relaxed chat about your goals and your current fitness, before a brief jog to warm up and some yoga based stretches. And then there's the tricky stuff, with fast paced sets of lunges, mountain climbers, squats and sprints to work each and every muscle group. No pain, no gain, but at least with Freedom 2 Train you can count on unrivalled motivation to keep you focused.

Steve suggests you work two of these sessions into your weekly fitness plan to get you fitter faster, while also offering a change of pace and change of scene. While exercising indoors is often easier, al fresco fitness is the way forward, as there is nothing quite like a little fresh air. Plus, any excuse to buy a new running jacket is welcome in my book.

Whatever your goal, there is no harm in trying something new, so ladies and gentlemen let's get out of the gym rut and take this outdoors.

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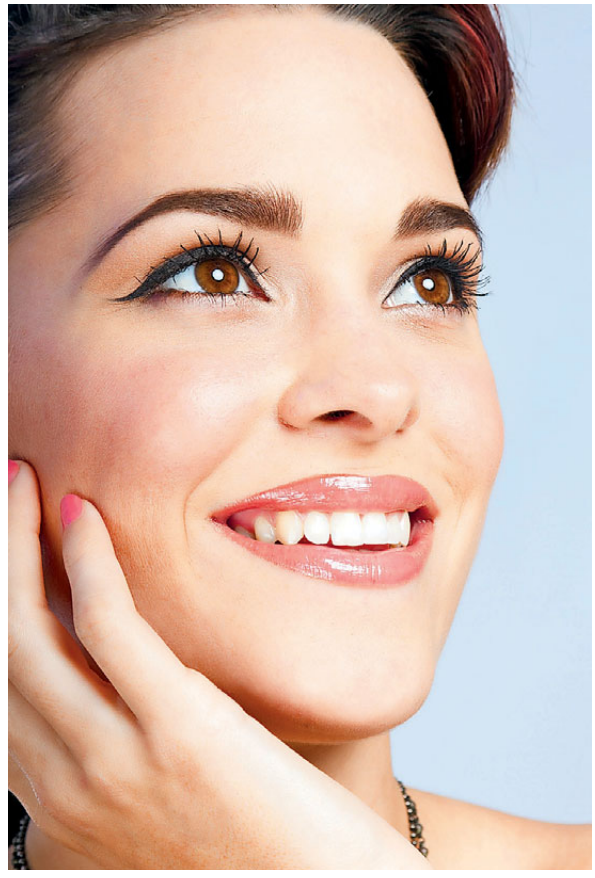
THREE'S A TREND

Tangerine Dream

The quintessential lip colour this season? Orange. Citrus pouts ruled the roost at the spring collections, with acidic mandarin shades at MSGM and fiery sunset hues at Henry Holland. Try Chanel **Rouge Coco Shine in En Vogue**, £24 (1), a tangy clementine offering with a meltaway, balm-like consistency (chanel.com). For a traditional matte look, choose MAC Pro **Lipstick in Morange**, £15 (2, maccosmetics.co.uk). Those who like a pearlescent look will love **YSL Rouge Volupté Pearl in Coral Incandescent**, £24 (3), which comes in a decadent gold case (YSLbeauty.co.uk).

LUXE LOOKS



Edited by Mary-Jane Wiltsher

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✤ Available at harrods.com

SALON REVIEW

SEAN HANNA

It's been a while since I loved my hair, but we're getting along pretty well right now, thanks to the new Connexion Cut at Sean Hanna. Renowned for their signature cuts, the latest offering from the creative team is designed for those looking to add edge to their hair while maintaining length and thickness. It's the look I've been trying and failing to achieve, and now I have it. My hair is fine, but there's lots of it, and this cut suits it, reintroduing the volume and bounce that had taken its leave. Charlotte, head stylist at the Canary Wharf branch, talked me through the cut and advised me on some ideal products for my hair type before blow drying my new, versatile style into beautiful waves.

✤ The Connexion Cut starts at £35 (depending on branch and stylist). For your nearest salon see seanhanna.com

GRAPHIC EYES

Heavily charcoal-topped eyes were on show at Roksanda Ilincic and Yves Saint Laurent. Recreate the look using NARS Black Valley Eye Paint, £18.50, which offers a highly pigmented, weightless gel formula, for a silky finish and 18-hour wear.

✤ Available at narscosmetics.co.uk

ONE FOR MUM

Looking for a gift for a mum to be? We love the Mother Gift Box from Neal's Yard remedies. The set contains a luxurious balm, bath oil and massage oil, for £35. All are organic, with soothing and elasticity-boosting skincare properties.

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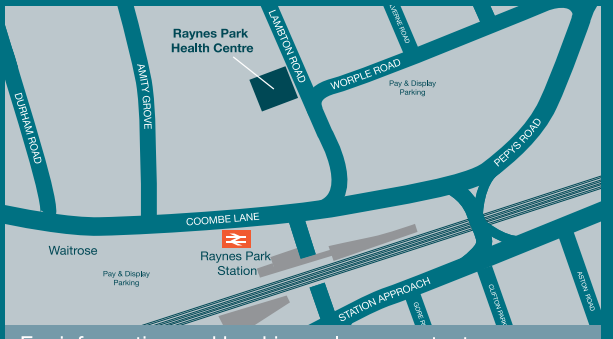

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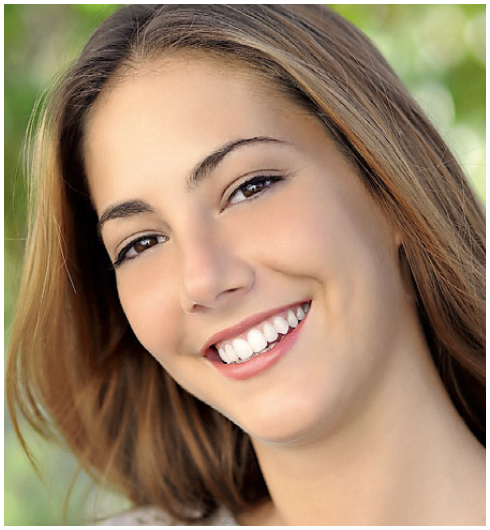

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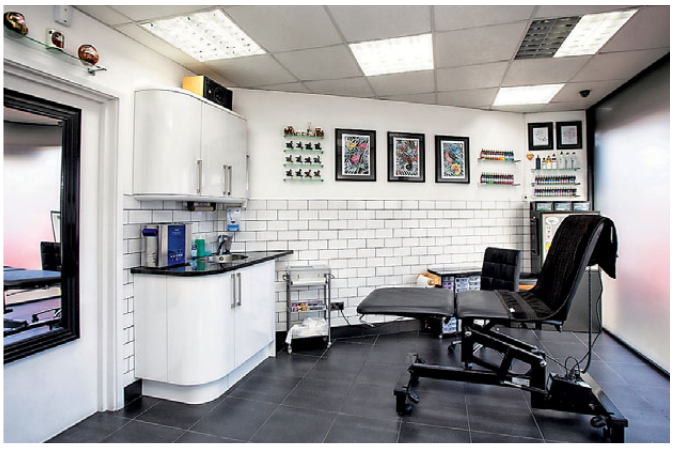


TATT'S LIFE

The expert artists at The Tattoo Emporium Ltd in Surbiton answer our questions about tattoos and body art in their studio, as made popular by David Beckham

WHO FOUNDED THE TATTOO EMPORIUM LTD AND WHEN?

The Tattoo Emporium Ltd was founded in November 2012 by Jay Herron and a good friend who has a huge interest in tattoos.

WHO DOES THE TATTOOING? AND WHAT EXPERIENCE DO THEY HAVE?

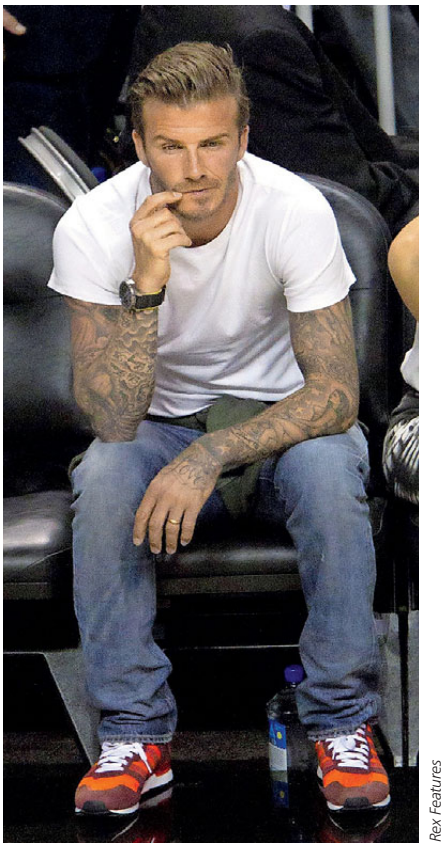
The Tattoo Emporium Ltd has two resident full time artists. Jay served his apprenticeship in one of the most well known established studios in the area. He has seven years experience and has built a reputation in the area over this time. Buster has moved up from Kent to work in this studio and has had three years experience working with several different artists. Both artists in the studio have extensive tattoo work including sleeves, hands and neck.

WHY WAS SURBITON THE IDEAL LOCATION FOR YOU?

When opening The Tattoo Emporium Ltd we felt that the location we chose was ideal because it is situated close to the main high streets (Surbiton, Kingston, Tolworth) and it is also extremely close to the main A3 road, which runs from London, Guildford and all the way to Portsmouth, making it very easy to get to. It is also in a fairly residential area, which means parking is always available and the studio even has parking spaces available on the drive.

WHAT'S THE MOST COMMON TATTOO PEOPLE ASK FOR?

The most common tattoo we are asked to do at the moment would be religous



Rex Features

sleeves. After the press coverage David Beckham received for his, we are always asked to do this style of tattoo. It mainly involves clouds, doves, angels and crosses.

IS THERE ANYTHING YOU WON'T TATTOO?

We do not tattoo anything that would be offensive in anyway, tattoos should not be done for shock value, they should be done as a piece of art, which complements the wearer.

IS THERE ANYWHERE ON A PERSON YOU WON'T TATTOO?

We do not tattoo faces, heads or genitals, and we also will not tattoo hands or necks unless you have extensive work and we feel you are in a position in life where this would not affect job opportunities etc. Hand and neck tattoos are becoming very popular with younger clients recently and many people have these areas tattooed without having other large work, we feel that this should be something that is really thought through before doing so as it can definitely make people judge you on first sight.

DO YOU SEE TRENDS WITH TATTOOS? IF SO, WHAT'S ON TREND FOR 2014?

As we said before religous style tattoos are extremely popular and lettering and quotes are one of the main styles of tattoo asked for now.

WHEN CHOOSING A TATTOO ARTIST FOR THE FIRST TIME, WHAT SHOULD WE LOOK FOR?

Ask around for recommendations; it is always best if you can see the artist's work on someone once it is healed as it is a better indication of the quality of their work than just looking at pictures. You can also check the artist's portfolio but still go and speak to people about their experience with that particular artist. Once you are happy then go and speak with the artist yourself and see if you feel you can work together, you should feel confident with your choice and the artist should be able to reassure you about any concerns you have.

HOW HYGIENIC IS GETTING A TATTOO IN YOUR STUDIO?

Hygiene ene is of the upmost importance in this studio. We have a very strict cleaning regime and we also use the highest standards of cleaning products and equipment. The shop is cleaned thoroughly every morning before anybody enters the studio. We also clean inbetween each client, and everything we use on a client's tattoo is discarded as soon as they leave. We use a vacuum autoclave for sterilising – but generally everything we use on a tattoo is thrown away afterwards. We only set up to do the tattoo once the client has arrived so that no equipment is left sitting exposed. For every client we use single-use needles, which are disposed in sharps bins once the tattoo is finished. We also use sterilised individual use-tips and grips, which are also disposed of at the end.

> Tattoos should not be done for shock value, they should be done as a piece of art

HOW MUCH WILL IT COST ?

A tattoo can vary massively in price, Our minimum charge is £35, which covers the cost for setting up and the cost of using new needles for every client. But some customers who have extensive large scale work can spend thousands of pounds on artwork. Obviously this is done over a very long period of time. Generally for larger work most studios charge per hour rather than a fixed price, and you just pay for how many hours you have on the day of your appointment.

HOW PAINFUL WILL IT BE?

Pain again varies massively depending on the area. Many people know that the ribs and feet are very sensitive area but also places like in the backs of your knees, and inner thighs can be extremely sensitive. Most people find that the top of the arm is one of the easier places pain wise.

WHAT AFTER-CARE ADVICE DO YOU OFFER?

We speak to every client at the end of their tattoo session regarding after care. Our best advice for any tattoo is to keep it clean at all times, and not to pick at it during the healing process. But some tattoos need more care than others depending on size, placement and style of tattoo.

✤ The Tattoo Emporium Ltd, 169-171 Red Lion Road, Surbiton Surrey KT6 7RG; 020 8397 3835; Facebook.com/thetattooemporiumltd; thetattooemporiumltd@hotmail.co.uk

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Sarah@woodentopsnurseries.com

Easter action

If you're looking for a way to get your children active during this Easter holiday, Battersea's most famous survival expert Bear Grylls is offering Kid's Survival Day Courses at The Bear Grylls Survival Academy. Children will learn a combination of different survival techniques such as how to build a fire, navigate the wilderness, build a shelter, and what foods are safe to eat, all under the supervision of highly trained experts. First courses will begin this Easter holidays from 7 to 11 of April. Courses are £99 per child. Suitable for ages 9-14.

✤ beargryllssurvivalacademy.com/kids-survival-day-courses; 01483 424 438

Feeling crafty?

With spring upon us and Easter right around the corner, now is the perfect time to visit WWT London Wetland Centre in Barnes with the family. From 5 to 21 of April, visitors can meet London Wetland Centre's resident family of farmyard ducks, and join in the Easter art sessions where children can create their own duck-themed craft. Entry into the exhibit is free; however admission into the park itself starts at £11.23 for adults and £6.27 for children 4-16 years (children under four go free).

✤ WWT London Wetland Centre, Queen Elizabeth's Walk, Barnes SW13 9WT; please call 020 8409 4400 or visit wwt.org.uk

MINI resident

Lego mania

Did your little ones love *The Lego Movie*? Then they will love this the MetalBeard's Duel building set (£29.99), which when built will let them re-enact one of the key scenes from the film and make Lord Business walk the plank! Suitable for children aged 8-14. Find it at The Entertainer Toy Shop The Lego Movie MetalBeard's Duel

✤ The Entertainer, Unit C106, North Mall Southside Shopping Centre, Wandsworth, SW18 4TF; thetoyshop.com

Whale of a time

If your little ones' school supplies are in desperate need of restocking, Paperchase has just released a cool and funky marine themed gifts and stationary set for spring. Decorated with a range of motifs such as mermaids, sharks, whales and other aquatic life, this collection is perfect for children with a love of the sea.

✤ Local store locations include Southside Shopping Centre Wandsworth and Shopstop Clapham Junction Station; paperchase.co.uk

Flower power

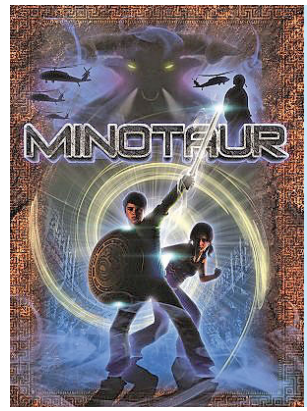
With its beautiful soft tulip print and double petticoat to make the skirt stand out, this Dorah dress by Oilily (£48) is the perfect outfit for your little girl to celebrate spring in.

✤ oililyshop.com

Minotaur comes to Polka Theatre

Mixing the famous Greek myth with modern life, *Minotaur* tells the story of a young boy dealing with his father being away at war when he is transported to ancient Minos where he must face down the infamous half-man, half-bull Minotaur. *Minotaur* is perfect for kids aged 8-14, 4 April-24 May, tickets are £13.50 (£9 for concession).

✤ Polka Theatre, 240 The Broadway, WimbledonSW19 1SB; polkatheatre.com



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	Wed	26 June	6.30pm - 8pm
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Train of thought

Board the Walhampton Express and become part of a unique education and boarding experience

Stressful school runs, crowded schools and academic hot houses make up the over familiar education experience for many families in large cities. A growing number of London based parents have begun to look further afield for a school that offers wide-open spaces and strong academic rigour that is set within an educational environment that allows children to remain younger for longer.

Walhampton Prep School in Lymington, Hampshire, provides all of the above, but with the added bonus of a boarding approach that suits modern day life. From 7 to 13 years, pupils have the option of choosing from three different types of boarding: flexible, weekly and full-time.

Flexible boarding allows parents to pick and choose when their child boards. For many children, the flexibility of staying at school for two or three nights a week gives the opportunity to gradually build confidence in a secure 'home from home' environment.

A growing number of families are seeing the value of using the Walhampton Express service: a weekly boarding package that brings this remarkable country school closer to London. Boarding Sunday night to Friday offers peace of mind for many busy working parents. When children come home after a fulfilled and active school week, space has been created for quality family time.

The Walhampton Express ensures that children are an hour and a half train journey away from one of the country's ultimate school settings. The 'Express' service includes a 6pm Sunday pick up from London Waterloo station by a designated member of staff. Having boarded the 'Walhampton Express', the children are provided with a healthy homemade tea, while their homework, reading or catching up with friends is carefully supervised by a member of Walhampton's staff.

On Friday afternoon, the children board the 'Walhampton Express' at Brockenhurst accompanied by a member of staff. Parents meet their children at London Waterloo, happy in the knowledge that during the week their child has enjoyed wide-open spaces, fun with friends and an academic approach that aims to develop inquisitive, independent thinkers who love learning.

Few prep schools can match all that Walhampton offers. They provide an outstanding all-round education and the school is proud of their consistently impressive results. Children are extremely well prepared when they move on to some of the country's leading schools, locally and nationally – all set for the next part of their journey.

✤ Walhampton School, Lymington, Hampshire SO41 5ZG; 01590 613303; walhampton.com

Best foot forward

Lucy Clay, founder and Principal Fancy Footwork Dance Studios in Battersea explains how dance can build confidence and be fun for South West London's little ones

Ask any parent about the attributes they would wish for their child and confidence would be fairly near to the top of their list. At a young age, confidence to 'go it alone' without mummy or daddy holding their hand, to develop an understanding and control of their body when those little arms and legs don't always do what they expect them to and, as they grow, the confidence to know that whatever they got from our genetic soup, how to make the most of it, how to walk straight and tall across an empty dance floor and, as an adult, across a crowded office to shake hands with a potential employer.

'Dance is a wonderful confidence builder, as well as being great for fitness, coordination, flexibility, poise and musicality and as we know, it's great fun,' says Lucy Clay, founder and Principal of Fancy Footwork Dance Studios in Battersea.

With her flaming red curls, Lucy is a well-known character in the SW11 community and her School, Fancy Footwork, has been teaching here for some 13 years. From leading her students to open the Northcote Road Carnival, to performing at numerous

Lucy and the Fancy Footwork team can help develop skills and confidence in your little ones

Lucy is passionate about sharing the joy that dance has given her

local School Summer Fetes, Lucy seems to know all of her students by name and works hard to ensure all the students get real performance opportunities as often as possible.

From small beginnings to a roll of hundreds of students, Lucy has never lost sight of what's important to her: 'Quite simply, it's about giving back. It's about sharing the joy dance has always given me and hoping I can impart that to others, no matter if they're 18 months or 18 years old'. The school now offers classical ballet, tap, modern, boys only and adult ballet classes. To keep it current, Lucy has just introduced a new class, Move Like Jagger, for 9-12 year olds so they can 'throw some shapes at the disco!'

All classes are based on solid foundations in technique and a clear understanding of discipline that lasts a lifetime, with transferable skills developing team work, the importance of the individual and learning to share and take turns. 'I hope that while having a good time they can enjoy the rewards of effort, commitment and recognising long term goals – not just the instant gratification the modern world can present to children,' says Lucy. 'The journey, including the ups and downs and the rewards, are far greater and longer lasting when you have really done your best – that is what I endeavour to give my students. And as I say to my students, I am their number one fan and I only want them to be the best they can be.'

Lucy's passion and enthusiasm are boundless; 'I never wanted Fancy Footwork to be a faceless School, it's so important to know my students, to ensure they progress at their own speed, and it fills me with enormous pride to watch them develop from skipping as little babes to taking Grade examinations and onwards to train at a vocational should they wish,' she says. What makes Fancy Footwork so special is that there is a clear path from infancy to young adulthood; as students remain within the School and generally with the same teacher throughout their journey, they have a relationship which provides continuity and adds to their confidence'. Some alumni have progressed to the Junior Associates at the Royal Ballet School, Elmhurst, Legat and participated in London Children's Ballet productions.

The team has grown over the years, but Lucy still teaches six days a week and is in the midst of putting together the biennial Fancy Footwork Showcase event at the New Wimbledon Theatre. 'The experience of dancing on a West End stage and all that goes with it – hair, costume, make-up is something the children will never forget. More than that, it's a thoroughly lovely afternoon for all the family to enjoy together'. This year the showcase is *Cinderella* and profits from the show go to Abbie's Army, which raises money for research into DIPG brain cancer in children, in memory of a former student who tragically passed away from the condition aged six. 'I always talk about my Fancy Footwork family, and that's what it is to me,' she concludes. 'I wouldn't do it if I didn't believe that Dance has something for everyone'.

✤ To learn more about Fancy Footwork visit fancyfootwork.co.uk; to book for Cinderella at New Wimbledon Theatre on 4 May call 020 8545 7900. Tickets cost £25 each and profits go to Abbie's Army

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HOME FROM HOME

Janelle Butterfield looks at why the Caribbean island of Barbados is fast becoming a second home for those wanting a little piece of paradise

While the West Indies have long enjoyed a strong tourist trade thanks to the balmy temperatures and flawless beaches, Barbados is unique in its pull, with many guests staying longer each year – sometimes never to return home. Regularly in the headlines as everyone from Cara Delevingne to Simon Cowell soak up island life, it seems even those who travel far and wide keep returning to this haven.

After an eight-hour hop across the Atlantic, it's not hard to see why. Arriving on the island we're instantly met with 28 degree heat, the famous rum punch and a signature warm, Bajan greeting. It's a short transfer to our villa, where views of the Caribbean ocean stretch for miles. Sitting on the west coast, the Royal Westmoreland resort is set amongst 750 acres, with homes tucked away into discreet enclaves providing a sense of privacy across the manicured lawns and a sprawling 7,045 yard golf course. With a growing ex-pat community and endless sunshine, over 20% of owners now live here all year round as the resort has fast become a go-to for investors.

> Just 21 miles long and 14 miles wide, Barbados, or 'Little England', is an ideal place to explore tropical terrain

Once acclimatised (just add more rum punch), one of the best ways to see Barbados is by boat, providing picturesque views of the colourful coastline and the country's natural wildlife. Setting sail on the Silver Moon Catamaran, our first stop is a quiet bay where turtles swim freely amongst the snorkelers, and schools of brightly coloured fish teem amongst shipwrecks, before mooring alongside a secluded beach for a fresh lunch provided by our fantastic crew.

Just 21 miles long and 14 miles wide, Barbados, or 'Little England' as it's affectionately nicknamed, is an ideal place to explore tropical terrain or simply indulge in home comforts; tourists can drive along the rugged east coast to see some of the natural landscape or head into Hole Town to peruse the designer boutiques and bars. If it's rum you're after – and you will be

Pictured from clockwise, top left: Ocean Retreat at Royal Westmoreland; the beach offers a host of water sports; the delightful spa pool; the Ocean Drive patio; the view over the golfing fairway

on arrival – the Mount Gay Rum Tour offers a historical background of the country's greatest export, complete with a tasting session that'll leave you positively horizontal.

Granted independence in 1966, the Queen is head of state here, and there's a strong British influence, not least of all in the food (just try the bread and butter pudding). The Cliff has long been heralded as offering some of the island's finest cuisine, marrying stunning views of the coastline with five star service and a fantastic selection of British-inspired dishes with a Caribbean twist. Further south, Art Deco-inspired Cin Cin has become the relaxed choice for contemporary Mediterranean dishes – and you might even spot a turtle swimming by. All too aware of the culinary delights, we hit the on-site gym, where a morning work-out makes way for more rum punch and classic sweet potato pie at the resort's Rum Shak.

One thing you can't help but notice wherever you are in Barbados is the great sense of humour and welcoming nature of islanders. There's affection for Brits amongst Barbadians, who are always happy to stop and chat. Looking to experience their laid-back party vibe we head to Mullins Beach Bar, just a stone's throw from Westmoreland, where freshly muddled cocktails are served up to a sunset backdrop, live reggae music and plenty of local charm.

Saying goodbye to this paradise island wasn't easy, but as the sun set on a memorable getaway, I suspect just like those in the know, I'll be back very soon.

TRIP NOTES

✤ A stay at the Royal Westmoreland start at £275 per night for a two-bed villa, going up to £1,155 per night for a six-bed villa – based on prices from 1 May. For more information on sale properties, head to royalwestmoreland.com. Virgin Atlantic fly daily to Barbados from London Gatwick. Economy class fares start from £264 plus £327.97 tax; virgin-atlantic.com

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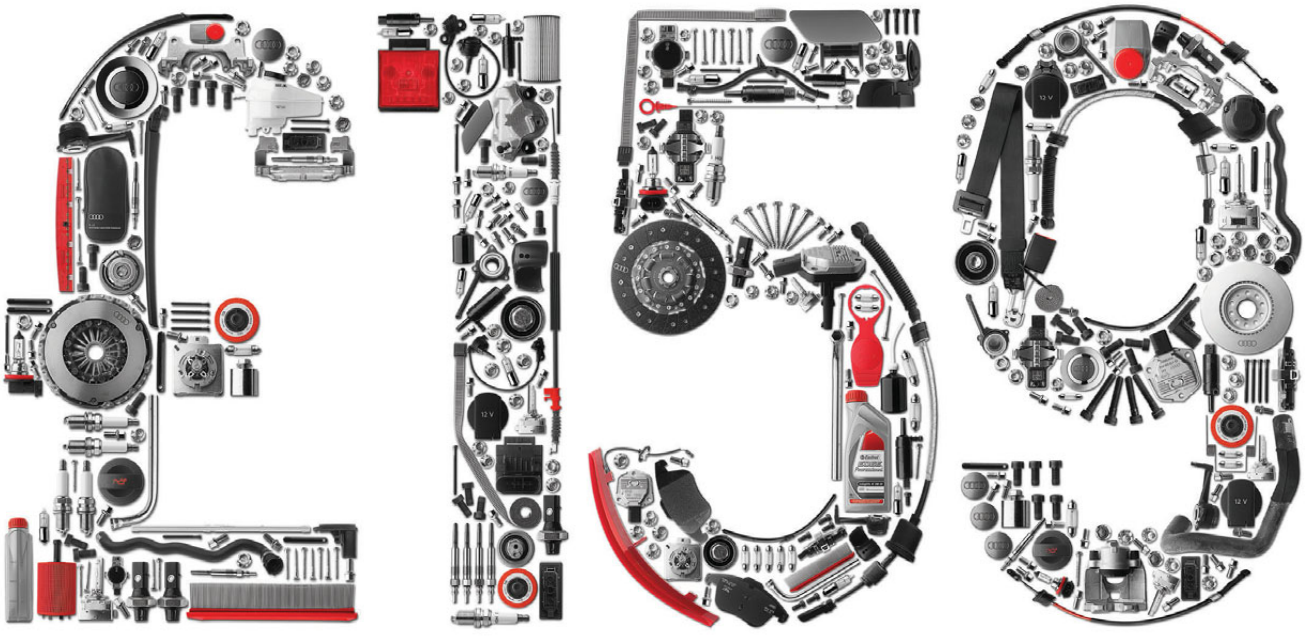

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Naturally, price is an important factor when deciding where to have your car serviced. That's why at Jack Barcley Audi, that price is fixed. It includes the invaluable reassurance of Audi Trained Technicians using Audi Genuine Parts®, guaranteed for two years. And work carried out to strict Audi factory standards. So, considering the price, having your car serviced by us is actually not as expensive as you'd think.

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*Privately owned Audi vehicles over 36 months old from date of registration. Up to and including 2.0 litre engines for A1, A2, A3, A4, A5, A6, TT and Q5. Offer may be varied or withdrawn at any time. Prices include VAT at the prevailing rate and parts and labour. Cannot be used in conjunction with any other offer. Excludes Channel Isles. **MOT Protection covers you for up to £750 (inc. VAT) against a wide range of repairs, should your Audi fail its MOT carried out at an Audi Centre. Your vehicle must have been maintained in line with the manufacturer's service schedule. Applicable to the next MOT if the MOT Protection policy is set up less than 3 months prior to MOT test becoming legally due. For full terms and conditions visit audi.co.uk. Cannot be redeemed for cash. Re-tests will be chargeable. Excludes Northern Ireland and Channel Isles. Can be withdrawn at any time. Contact your local Audi Centre to find out more.

Jack Barclay Audi in Wandsworth prides itself on its fixed price servicing

CUTTING COSTS, NOT CORNERS

Fixed price Audi servicing at Jack Barclay – including RS and R8 models

As a nation, we love our cars. And, increasingly, we love Audi. UK sales rose by almost 15% in 2013, up to 142,040 cars. But it's a fair bet that none of those purchasers thought 'I can't wait to book my first service' as they drove off the forecourt. Servicing is a typical 'distress' purchase – something you have to do, not something you want to do.

At Jack Barclay Audi in Wandsworth, they know this. To keep the 'distress' to a minimum, they offer fixed price servicing for all Audi models over three years old. An interim service costs from as little as £159, while an MOT test costs just £49.99. There's a long list of fixed price repair items too, from brake pads to cam belt replacement, so you know exactly what the final bill is going to be when you book. They also go out of their way to make the whole business as painless as possible, offering everything from out-of-hours collection and delivery to a

comfortable waiting area with high-speed internet and complimentary Nespresso coffee.

Of course, fixed price servicing isn't a new concept. But Jack Barclay is the only Audi dealer in the UK to extend fixed price servicing to the high performance RS models and the R8 sports car from £390. That's a testament to the skills and experience of their Audi Cup-winning technicians.

With fixed price servicing at Jack Barclay Audi, you'll pay no more than a non-franchised workshop would charge. Yet you get so much more: the reassurance of Audi genuine parts, the skills of factory trained technicians, time-saving diagnostic equipment and the official stamp in your service book, maintaining your Audi's resale value. All that and decent coffee too? It's enough to make you look forward to your Audi's next service.

FIRST TIME CUSTOMER DISCOUNT

Readers of The Resident who book a service with Jack Barclay Audi for the first time will enjoy 10% discount on the cost of their first service or repair, as well as receiving a free gift. To claim your discount please call 020 3372 8382 quoting The Resident offer.

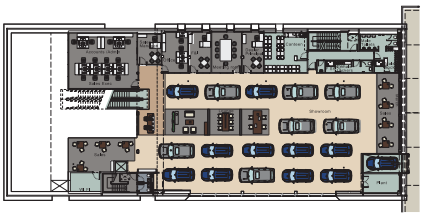
✤ hrowen.co.uk/swresident

Bigger and better

Lookers Land Rover in Battersea is undergoing a complete renovation with the new and improved showroom due to reopen in October 2014

As the Land Rover brand continues to grow in size and popularity, Lookers Land Rover in Battersea had outgrown their site and decided it was time for an upgrade and, as a dealership, have opted for a complete facelift. After turning the Battersea Land Rover home of over seven years into a building site, the work has started and they are looking to reopen and re-launch their brand, and home, in October 2014.

So what is it that we can expect from the rebuild of Lookers of Battersea? After having spoken to Andy Amiss, the Dealer Principal, we have learned that the dealership will benefit from a brand new look, creating a contemporary retail environment. The lounge will completely change, with new WiFi, coffee machines and iPads for customers to use while they wait. Rather than the sales executives being desk based, the layout will be more flexible, with a hot-desking sales station set up for when needed. This will create a more personal buying experience and as the salesmen will be office based, rather than in the open showroom, it will give customers a chance to look round as much as they like and be approached when and if they want to be.



Plans for the new and improved dealership are well underway, and will reopen in the autumn

So will it be worth the wait? The slick design of black rainscreen cladding and structural glass sounds like the ideal look for buying the ideal car. Land Rover being a premium brand, with premium customer service, will now have a premium dealership to complete the look of elegance and pristine feel. As Lookers will be selling top-of-the-range cars, it makes the most sense for their dealership to match the same high standards.

Lookers Land Rover Battersea are not only upgrading in appearance, they are also upgrading in size. In the previous dealership, there was space for approximately eight cars and, as they are a central London based site, it was still a tight squeeze, even with minimal amounts of cars. In the new and improved SW11 site, there will be a vast difference. Instead of eight cars over a single floor, there will be approximately 24 across two. The traditional car dealership feel will be spruced up and updated. In reality, the entire car buying experience will be upgrading to the ideal Land Rover experience.

Not only will the buying and selling side of things be improving substantially, the service centre will also be expanding and improving greatly. The service department will expand by 40%, which will create a vast improvement and substantial difference in the waiting time involved with services being carried out on Land Rovers in need.

Not only is there a new registration to look forward to at the end of the year, but now there is a brand new

Hibernate? No chance.

With its contemporary exterior and a refreshed interior, the 2014 Freelander 2 sets new standards with touch-screen instruments, optional Meridian audio systems, a Command Driving Position and stadium-style seating. With such a comfortable and fulfilling driving experience, there's no excuse to stay indoors. #Hibernot.

Representative example
Freelander 2 Diesel SW 2.2 TD4 HSE 5dr

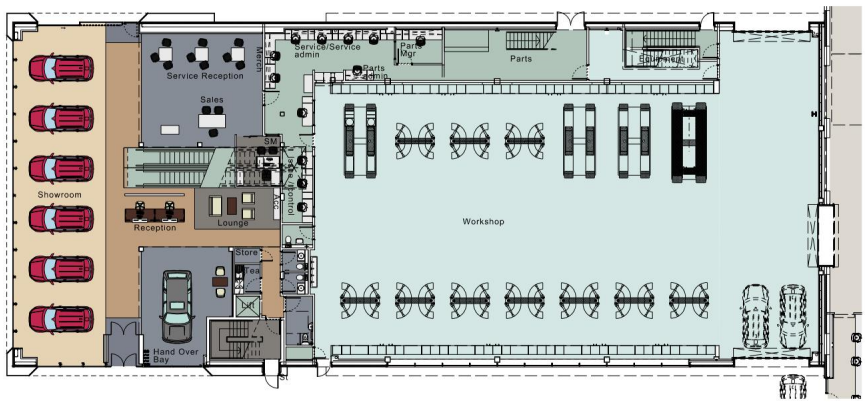
On the Road Price	£37,215.00	Initial Payment	£399.00
Finance Deposit Allowance	£2,000.00	Final Payment	£16,820.00
Customer Deposit	£7,980.00	Total Amount Payable	£41,164.00
Total Amount of Credit	£27,235.00	Duration of Agreement	37 months
Purchase Fee (included in final payment)	£10.00	Representative APR%	5.9% APR
Credit Facility Fee (included in final payment)	£285.00	Interest Rate (Fixed) %	5.39%
35 Monthly Payments	£399.00		

Call or visit us to find out more.

Lookers Land Rover Battersea

100 York Road, Battersea, London SW11 3RD
0844 649 2358 **lookers.battersea.landrover.co.uk**

Official Fuel Consumption Figures for the Freelander 2 range in mpg (l/100km): Urban 32.5 (8.7) – 39.8 (7.1) Extra Urban 48.7 (5.8) – 52.3 (5.4) Combined 40.4 (7.0) – 47.1 (6.0) CO_2 Emissions 185 – 158 g/km.
The figures provided are as a result of official manufacturer's tests in accordance with EU legislation. A vehicle's actual fuel consumption may differ from that achieved in such tests and these figures are for comparative purposes only. †Finance is subject to status and only available to applicants aged 18 and over resident in Mainland UK and N.Ireland. Indemnities may be required. This finance offer is available from Black Horse Limited trading as Land Rover Financial Services, St William House, Tresillian Terrace, Cardiff, CF10 5BH. This offer is available on new Freelander 2 models only, registered between 1st January and 31st March 2014 at participating dealers only. At the end of a Land Rover Freedom agreement, you can: Renew – agree another tailored finance package on a newer model, subject to status, and use any excess value over the Final Payment amount towards your deposit. With this option, you can either trade in your car or sell it privately. Retain – pay the Final Payment and own the car outright. Return – hand back your vehicle with nothing more to pay, subject to vehicle condition and mileage. Picture shown is Freelander 2 HSE. On the Road Price from £33,905. Promotions are not available on used cars.



These plans by Taylor Design Architects show the site and ground floor of the new look dealership

dealership to come shortly after, to go with the brand new Land Rover 64 plate.

So what is happening between now and then? Lookers has moved 100 yards down the road to a temporary site. While the staff at the Battersea showroom wait eagerly for the new home of Land Rover Battersea to be unveiled, business continues as normal, with their service team at a temporary site in Wimbledon. If that is an inconvenience, and you are looking to have your car seen to, you can arrange to drop your car off at the showroom and one of their very efficient drivers will personally drop your car at the service centre and return it to the showroom once the work being done is complete. First class service for a first class brand. The team are looking to make the process of the move as convenient as possible.

After the exciting month of March, with the new registration being released, things aren't slowing down any time soon at Lookers. Between 10 and 14 April, the South West London site will be holding an Approved Used Event, which will be a great opportunity to have a browse of the cars and see what's available; chances are, there's something suited for everyone and you can enquire about or even book a test drive. The best offers available for Land Rover Approved Used cars will be available at the event for the limited five days. This is certainly an event that shouldn't be missed. To keep up to date with Lookers Land Rover Battersea, follow them on Twitter @BatterseaLR or 'like' them on Facebook, Lookers Land Rover Battersea. Both social media sites are keeping up to date with the refurbishment and any events to take place in the future.

✤ The temporary Lookers workshop can be found at 44 Weir Road, Wimbledon SW19 8UG or, for more information please call 020 7228 3001

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2012/62	4.4 TDV8 Vogue SE (new model), White, 17000m	**£77,990**
2011/61	4.4 TDV8 Vogue, White, 20000m	**£45,990**
2011/61	4.4 TDV8 Vogue, White, 29000m	**£44,990**
2011/61	4.4 TDV8 Vogue SE, Grey, 38000m	**£44,990**
2011/11	4.4 TDV8 Vogue (SE Spec), Black, 42000m	**£41,990**
2008/08	3.6 TDV8 Vogue, Black, 48000m	**£24,990**

RANGE ROVER SPORT

2012/12	3.0 TDV6 Autobiography, White, 7000m	**£49,990**
2012/12	3.0 TDV6 HSE Luxury, Black, 6000m	**£46,990**
2011/61	3.0 TDV6 Autobiography, Black, 11000m	**£44,990**
2011/61	3.0 TDV6 HSE (A/biog spec), Black, 17000m	**£43,990**
2011/11	3.0 TDV6 HSE (A/biog spec), Black, 23000m	**£41,990**
2011/11	3.0 TDV6 HSE (A/biog spec), White, 23000m	**£41,990**
2009/59	3.6 TDV8 Overfinch GTS, White, 48000m	**£39,990**
2012/61	3.0 SDV6 HSE, Black, 34000m	**£39,990**
2010/60	3.0 TDV6 HSE Luxury, White, 23000m	**£34,990**
2009/59	3.0 TDV6 HSE, Grey, 21000m	**£33,990**
2009/59	5.0 Supercharged HSE, Grey, 34000m	**£32,990**
2009/59	3.0 TDV6 HSE, Grey, 45000m	**£31,990**
2008/58	2.7 TDV6 HST, White, 30000m	**£28,990**
2009/09	3.6 TDV8 HSE, Grey, 49000m	**£27,990**
2008/08	3.6 TDV8 HST, Black, 30000m	**£26,990**
2009/09	2.7 TDV6 HSE, Black, 46000m	**£25,990**

RANGE ROVER EVOQUE

2013/13	2.2 Dynamic (Lux) 5 Door, Black, 6000m	**£39,990**
2011/61	2.2 Prestige 5 Door, Black, 17000m	**£34,990**
2012/62	2.2 Dynamic 5 Door, Grey, 15000m	**£34,990**
2011/61	2.2 Prestige 5 Door, White, 27000m	**£34,990**
2012/12	2.2 Prestige 3 Door, Grey, 26000m	**£33,990**
2012/12	2.2 Pure (Tech pack) 3 Door, White, 15000m	**£30,990**
2012/12	(4) 3.0 SDV6 HSE, Grey, 17000m	**£42,990**
2011/61	(4) 3.0 SDV6 HSE, Black, 28000m	**£40,990**
2011/11	(4) 3.0 TDV6 HSE, Grey, 34000m	**£36,990**
2009/09	(3) 2.7 TDV6 HSE, Silver, 26000m	**£26,990**
2009/09	(4) 3.0 TDV6 GS, Silver, 40000m	**£25,990**
2009/09	(3) 2.7 TDV6 HSE, Black, 47000m	**£25,990**
2009/09	(3) 2.7 TDV6 HSE, Blue, 48000m	**£24,990**
2008/58	(3) 2.7 TDV6 HSE, Grey, 47000m	**£22,990**

FREELANDER

2010/10	2.2 TD4 HSE, Black, 34000m	**£20,990**
2008/58	2.2 TD4 HSE, Silver, 36000m	**£16,990**

BMW X5

2010/10	3.0 XDrive40d M-Sport 7 Seat, Black, 24000m	**£32,990**
2009/09	3.0SD M-Sport 7 Seat, Black, 42000m	**£26,990**
2008/58	3.0D SE 7 Seat, Grey, 44000m	**£23,990**
2007/57	3.0D SE 7 Seat, Black, 59000M	**£20,990**

PORSCHE CAYENNE

2012/12	3.0D S (Huge spec), Black, 32000m	**£49,990**
2008/08	4.8 GTS, Red, 40000m	**£26,990**

AUDI Q5

2009/59	2.0 TDi S-Line Quattro, Grey, 33000m	**£26,990**
2009/59	3.0 TDi S-Line Quattro, Black, 45000m	**£25,990**

MERCEDES-BENZ

2008/58	ML320 Cdi Sport, Black, 35000m	**£20,990**

HUMMER

2007/57	H2 6.0 Lux, Black, 50000m	**£24,990**

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NEWS

NEW E-GOLF BY VOLKSAWAGEN

Orders can be placed for the fully electric Volkswagen e-Golf priced at £25,845 on the road (including £5,000 Government grant or £30,845 RRP). First deliveries from one of 24 Volkswagen EV specialist UK Retailers are expected at the end of June. Based on the Golf hatchback, the e-Golf offers the same virtues of practicality, refinement and advanced technology minus tailpipe emissions. It can be charged from a household three-pin socket. With a standard UK 230-Volt, 2.3 kW supply, a battery can be recharged in 13 hours. An optional 3.6 kW home wallbox can recharge a flat battery in eight hours.

PUMP UP THE JAM

The sculpted CNC machined Lezyne Tech Drive HP compact high pressure hand pump easily inflates tyres to riding pressure with fewer strokes. It comes equipped with Lezyne's ABS Flex Hose, which has a threaded Presta connection with ABS on one side and a threaded Shrader connection on the other. For more information visit lezyne.com

Held by around **10 million drivers**, old-style paper licences will be **phased out during 2015**. All motorists will then be in possession of single, **plastic photo-card** licences.

FERRARI FEET

Priced from £298, Tod's for Ferrari Gommino Italian-manufactured driving shoes are made in velvety suede paired to smooth leather detailing, with the iconic rubber pebble outsole. All versions feature Ferrari's famous logo in the form of a nickel-plated metal prancing horse. Visit tods.com/uk and click on 'shop man' to find out more.

3 of the best large 4x4 SUVs

BMW X5

The BMW X5 is the 4x4 that never puts a foot wrong. This third iteration on the theme improves efficiency, practicality and responsiveness; you wouldn't expect anything less really.

RANGE ROVER SPORT

The new Range Rover Sport Hybrid is a new paradigm. We're ready to bet that it's the way big SUVs are all going to be powered within a few years' time. It's a bit special too so do check it out.

CAYENNE S HYBRID

The Cayenne S Hybrid is an excellent great option for those wanting to drive a powerful and commanding luxury 4x4 but without guilt. 380bhp and 34mpg is a great combination too.

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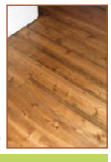

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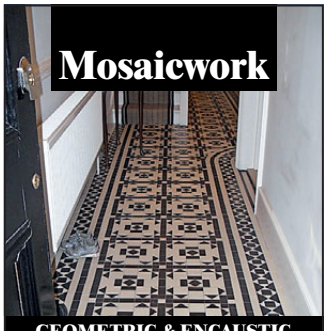

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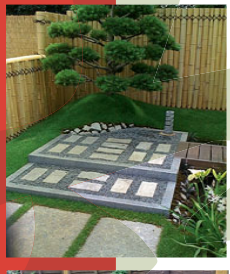

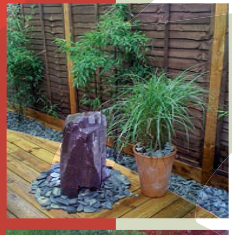

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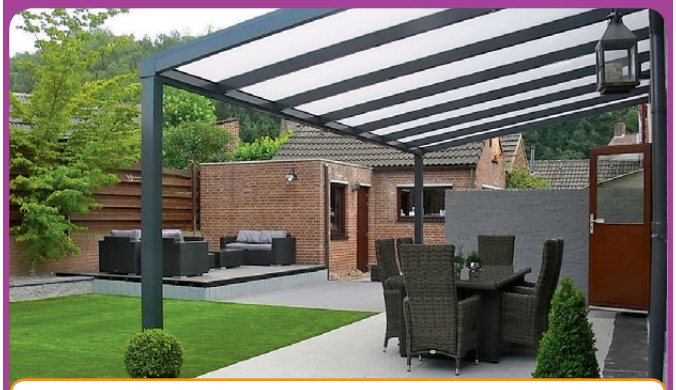

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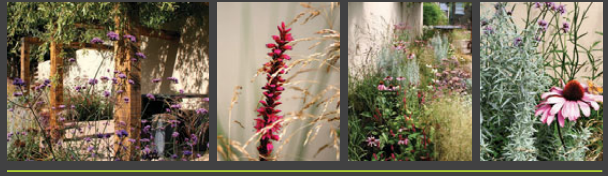

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PROPERTY

Dramatically high ceilings give this stylish apartment the wow factor

Spring has always been a busy time for the property market and this year is no different – it's a time of new beginnings, and new homes. For families planning a move, we have picked out some of the finest family homes on the market for this month's '5 of the best', while our area spotlight falls on Balham, an area that appeals equally to young professionals and families, with its desirable 'between the commons' location.

Karen

Karen Tait, Property Editor

EDITOR'S PICK

Extending to over 720 square feet, this tastefully decorated one-bedroom garden flat is located in the heart of Abbeville Village, between Clapham Common and Clapham South underground stations.

✤ Hambalt Road, SW4: £699,950 (KFH, 020 8675 5436)

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PROPERTY FRONT COVER

A six bedroom house with double garage on Larpent Avenue, SW15. Offers over £4m. Sinton Andrews, 020 8566 1990; sintonhomes.com

GOLD Star

Prime London residential property will be the best performing asset in 2014, beating FTSE 100 and gold

Residential property in prime London will outperform other major asset type in terms of growth this year, according to Chesterton Humberts. The company forecasts capital values to rise 10.1%, compared with FTSE 100 Index (+7.8%); gold (+1.4%) and Brent Crude (-3%), encouraging investors to favour property over the next 12 months.

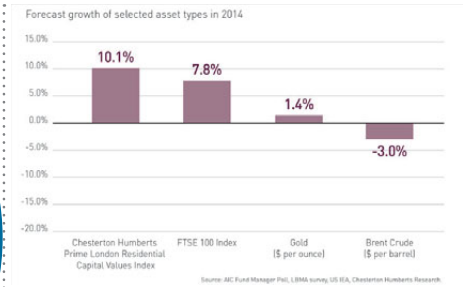
As supply remains low, house prices are expected to be driven up by sustained demand from foreign and domestic buyers. In comparison, equities are expected to rise as corporate prospects begin to improve, but at a slower pace. Gold faces uncertainty as global economies appear to stabilise, while oil prices are predicted to fall as demand from importers declines.

Demonstrating how strong the property market was in 2013, Chesterton Humberts' Index reveals that prime capital values rose just over 11%, slightly higher than 2012. Meanwhile, appraisals, viewings and exchanges all recorded double-digit growth compared to 2012. The company forecasts residential property values to grow 9.7% in 2014, and 48.5% over the next five years.

'There is certainly a compelling case for investing in residential property in prime London,' says Nick Barnes, head of research at Chesterton Humberts. 'Its long-term track record is impressive, having delivered strong capital growth together with low volatility compared to equities and commodities whilst displaying low correlation with other mainstream asset classes.'

CALL OF DUTY

In 2013 prime central London contributed £0.5bn, or 14%, of England and Wales total stamp duty take, despite only representing 0.8% of transactions, according to a report by London Central Portfolio. Transactions in PCL increased again in 2013, breaching the 6,000 mark for the first time since 2007.



SALES & LETTINGS

Strutt & Parker's latest London residential quarterly report shows how both the sales and lettings markets are continuing to thrive in prime central London (PCL), despite the two markets historically proving counter-cyclical to each other.

The report, which defines PCL as Chelsea, Kensington, Fulham, Notting Hill, Knightsbridge and Belgravia, shows that all of these areas experienced their highest sales transaction values since 2006, with Kensington and Notting Hill seeing the largest increase (21.8%) compared to 2012 transaction values.

Interestingly, Chelsea, South Kensington and Fulham also saw an increase in transactions values compared to 2012 (14.5%), which is likely to be due to selling the largest quantity of flats since the peak in 2006.

WORLD FIRST

A househunter has bought a London property using Barclays Pingit phone app in what is thought to be a world first. A simple 'ok' click from the buyer was all it took to secure the house in Mitcham. The tech-savvy househunter put down a £23,000 deposit on the three-bedroom home using a QR code supplied by Savills Auctions on the property details. Some 2.5 million people have downloaded the money sharing app over the last two years, but it is believed to be the first time someone has bought a house with it.

Prime numbers

32%

More sales recorded in 2013 than in 2012

11.2bn

Total value of sales in 2013

26%

Of agents surveyed expect values to increase by more than 5% in 2014

6%

More lettings properties instructed in 2013 than 2012

Source: Lonres Residential Review, overview of the London sales andlettings market

There is a compelling case for investing in residential property in prime London – its track record is impressive having delivered strong capital growth

Just a short walk from Kensington Palace Gardens, a spacious two-bedroom apartment within this portered mansion block on Hyde Park Gate, SW7, is for sale at £1,950,000 (Chesterton Humberts, 020 7937 7244)

MAYFAIR MADNESS

Yours to rent for £65,000 per month – is this the ultimate move-in-tomorrow Mayfair mansion?

One of the most expensive rental properties ever to be released onto the London lettings market has been unveiled by Mayfair estate agent Wetherell. Audley House on Audley Square is a magnificent Grade II listed Georgian mansion, providing 8,346 square feet of luxurious accommodation over six floors. This includes four opulent reception rooms, five bedroom suites, a family kitchen/breakfast room, gymnasium, private walled garden and garage. The property comes fully furnished and is cleaned daily. The mansion is available to let for a mere £15,000 per week, which equates to £65,000 per month, £780,000 per annum or £3.9m over five years.

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*Source: 14 buyers registered per property Andrews, internal figures, November 2013.
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PUTNEY HILL, SW15

£999,950

Andrews of Putney are delighted to bring to the market this beautifully presented four bedroom first floor mansion block flat situated off Putney Hill. Accommodation comprises; entrance hallway, three double bedrooms and single bedroom, master with en-suite shower room, family bathroom and separate shower room, 29'6 x 13'6 reception/dining room, and modern kitchen. The property further benefits from; ample storage, double glazed windows, gas central heating, communal lift, communal gardens, private garage and residents parking. Share of Freehold. Energy Efficiency Rating: TBC

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MALLINSON ROAD, SW11

OFFERS IN EXCESS OF £800,000

A split level three bedroom flat situated in this Victorian conversion. The property boasts a reception room, recently refurbished fitted kitchen, three bedrooms and a stylish modern bathroom and separate W.C. Other benefits include a private roof terrace. The property is located within 0.8 miles of Clapham Junction station.

Energy Efficiency Rating: D

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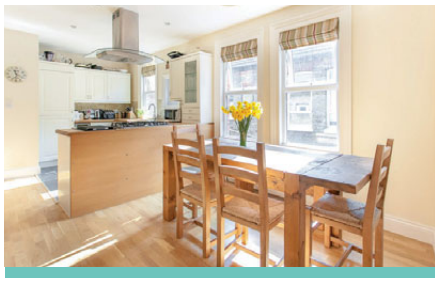

SALFORD ROAD, SW2

£725,000

Situated on the first floor of an attractive, end-of-terrace, period property this purpose built maisonette really stands out from the crowd. You will be struck by how beautifully light the whole property is, from the 20'8 kitchen/breakfast room to the balcony that runs the length of the living room. Retaining many original features such as the original fireplaces in the living room and two of the bedrooms. The property also benefits from a high specification bathroom and recently installed double glazing. Salford Road is part of an area known as Telford Park, popular for its attractive residential streets of period properties. Energy Efficiency Rating: E

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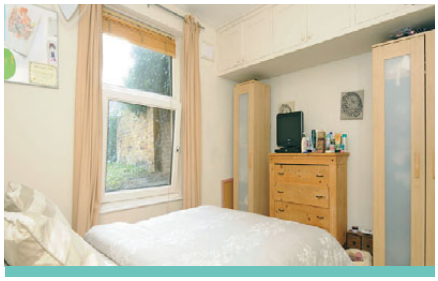

WIMBLEDON PARK ROAD, SW18

£350,000

Located on the much sought after Wimbledon Park Road, we are delighted to offer this two bedroom flat to the market. Situated on the lower ground floor of this beautiful period building the property comprises two bedrooms, kitchen, bathroom and living room. Southfields tube station is just 0.6 miles from the property with further benefits including off-street parking. Internal viewing is recommended. Energy Efficiency Rating: F

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[1] Source: Andrews internal figures Q4 2013 compared to Q4 2012.

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HUNTINGFIELD ROAD, SW15

£1,750 pcm

A three bedroom terraced house located in Putney, SW15. The property comprises two double bedrooms and a further single bedroom, family bathroom, separate W.C., a fitted kitchen, reception room, conservatory, and a west facing rear garden. Offered furnished and available now. Fees will apply. Energy Efficiency Rating: D

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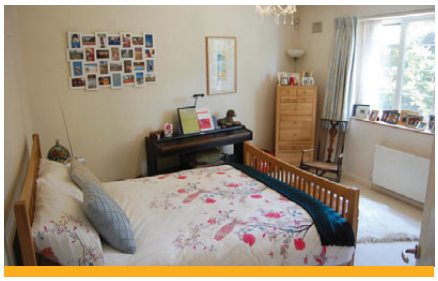

LIMES GARDENS, SW18

£1,400 pcm

Offered to the market is this beautifully presented ground floor apartment. Located within a well maintained purpose built building which is situated in a quiet sought after residential road, surrounded by excellent local amenities including King George's Park, Southside shopping centre, Southfields tube and bus stops opposite. The property consists of 2 double bedrooms, bathroom, double aspect living/dining room with exposed polished floorboards, fitted kitchen leading to the well-kept attractive communal gardens. Offered furnished and available now. Fees will apply. Energy Efficiency Rating: D

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SISTERS AVENUE, SW11

£575 pw

Andrews are delighted to offer this unique and beautiful three bedroom split level flat on Sisters Avenue. Comprises two double bedrooms, large single bedroom with the advantage of built in cupboards, full family bathroom, separate W.C., an exceptionally large open plan living area and kitchen. With views across the City of London the property is offered furnished or unfurnished and the property is available early April. Located 0.5 miles to Clapham Junction station, internal viewing is highly recommended. Fees will apply. Energy Efficiency Rating: TBC

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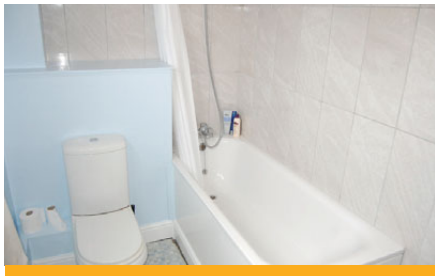

BUSHEY DOWN, SW12

£519 pw

This spacious three double bedroom house (with additional study room) is offered on the market in great condition, located in Balham for use of Northern Line tube & Balham amenities. The property comprises a bright reception room, large kitchen/diner leading to the private rear garden, downstairs W.C, three good size double bedrooms and a modern family bathroom. Available beginning of May, ideal for three professional sharers. Fees will apply. Energy Efficiency Rating: D

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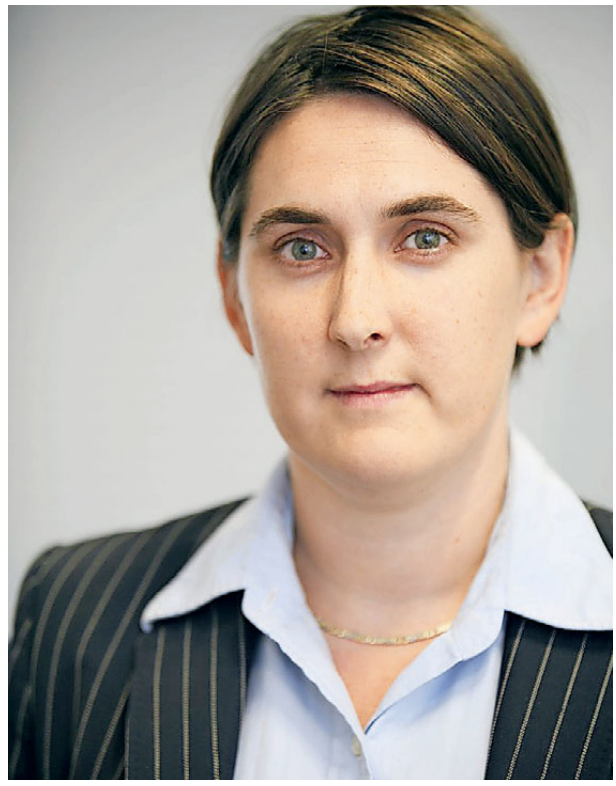
Computer generated image of London Square Fulham. Details and price correct at time of going to press.

The real me

Rachel Hanniquet-Brooking, Manager, Hamptons International Balham



WHAT PREDICTIONS DO YOU HAVE FOR THE LETTINGS MARKET THIS YEAR?

I predict that it will be competitive. The sharer and one-bed markets will be the strongest and we expect the family market to return further in 2014.

WHAT FILM COULD WATCH OVER AND OVER AGAIN?

Room with a View. It has great actors, amazing filming locations, and a heart-warming story.

WHAT IS YOUR MOST VALUED PRIZED POSSESSION?

A bracelet left to me by my mother who passed away recently. It is very special and I hope to pass it on to generations to come.

WHAT PIECE OF ADVICE YOU WOULD GIVE TO TENANTS RIGHT NOW?

Online research is important but meeting the team in a branch can open your eyes to areas and properties you would normally miss.

WHO WOULD PLAY YOU IN A FILM OF YOUR LIFE?

It would have to one of the greats: Maggie Smith, Judi Dench or Helen Mirren!

WHAT'S YOUR FAVOURITE PLACE IN THE WORLD?

South East Asia. In the early 80s I lived in Singapore and spent many holidays in Malaysia. I miss the humid temperatures, the rainforest, the sea, the food and the locals.

WHICH CELEBRITY WOULD YOU MOST LIKE TO SHARE A TAXI WITH?

Jenson Button, because I am a huge Formula 1 fan.

WHAT ACHIEVEMENT YOU ARE MOST PROUD OF?

Buying my house in Balham and having a happy and healthy family.

WHAT IS YOUR FAVOURITE PASTIME OR HOBBY?

My lovely two-and-a-half year-old daughter is a full time pastime and hobby! But on the odd weekend off I spend time clay pigeon shooting.

> I would love to build my own house so my ambition is to learn a skill to contribute to the build

IS THERE AN AMBITION YOU WOULD STILL LIKE TO FULFIL?

I would love to build my own house one day so my ambition would be to learn at least one skill to be able to contribute to the build. Perhaps plumbing, plastering or floor laying.

WHAT IS THE NAUGHTY TREAT THAT YOU CAN'T SAY NO TO?

A Friday night cocktail or glass of wine in Harrison's (harrisonsbalham.co.uk) before I walk home.

WHAT IS THE EASIEST WAY THAT LANDLORDS COULD IMPROVE THEIR PROPERTY?

For smaller flats something as simple as adding a dishwasher can make a huge difference to the young professional market. In family houses it is important to have an equal balance of space and adding an en suite or extra shower room is always a welcome benefit.

WHAT'S YOUR FAVOURITE LOCAL RESTAURANT OR PUB?

The Devonshire is a firm favourite and deceivingly large! It has comfy sofas, great food and an amazing beer garden. For a bite to eat when out shopping I love Numero Uno on Northcote Road.

Three-bedroom Victorian cottage with period features, private gardens and large living spaces

Cavendish Road SW12
£510 per week
unfurnished

3 bedrooms, 1 reception, 2 bathrooms (one en-suite).

EPC rating E

✤ Hamptons International, 11-13 Bedford Hill, London SW12 9ET; 020 8618 2014; Balhamlettings@hamptons-int.com

haart

Brixton Sales
020 7274 2878

Call us 8am - 10pm everyday

Family House

Guide Price £1,000,000 - £1,100,000
Dalberg Road, SW2
Ref: 8123

Our high profile presentation of the property generated significant interest and our pro-active approach to contacting prospective purchasers resulted in early viewings and an early sale - see how haart marketing makes a difference in achieving the best possible result - please contact us for a free no obligation market appraisal and valuation.

- Four Double Bedrooms
- Period Features
- Mezzanine
- Ensuite In Master Bedroom
- Spacious Reception
- Close To Transport

EPC Rating D

Call Brixton

Unique Features

Guide Price £550,000 - £575,000
Abbots Park, SW2
Ref: 8145

This delightful house has wonderful space, with a large through reception area. The property is complimented by a huge master bedroom, plus the unusual feature of an annexe. The private garden provides ample space for growing families needs. The property is set in a residential location, approximately 1.1 miles from Brixton Town centre with its vibrant market and Brixton Village. An off street parking space is the icing on the cake for this fantastic investment opportunity.

- Two Bedrooms
- Semi Detached
- Freehold House
- Separate Annexe
- Off Street Parking
- Private Garden

EPC Rating D

View Now

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Brixton Sales
020 7274 2878

Call us 8am - 10pm everyday

Distinctive Flat

Guide Price £420,000 - £430,000
Barrington Road, SW9
Ref: 7984

A unique one bedroom top floor flat is located within an electronically controlled, securely gated development which has its own parking space within the grounds & use of the communal garden & bike shed. A light & spacious flat that has the feel of a loft-style apartment, with exposed steel beams throughout. Conveniently located for the vibrant restaurants & bars of Brixton Village, Brixton Underground (Victoria Line) is less than 0.5 miles away providing easy access to the City & the West End.

- Top Floor Flat
- One Bedroom
- Gated Development
- Own Parking Space
- Loft Style Apartment
- Close To Brixton Market

EPC Rating D

View Today

Lovely Apartment

Guide Price £380,000 - £400,000
Brixton Square, SW9
Ref: 8021

A fantastic opportunity to acquire this one bedoom first floor flat set within a recently built block set off Coldharbour Lane. Brixton Square provides all the delights that vibrant Brixton offers with Brixton village a few metres away and Brixton Markets and all the shopping facilites on your doorstep. The Victoria Line tube provides excellent links into and out of the City.

- First Floor Flat
- One Bedroom
- Recently Built Block
- Excellent Transport Links
- Close To Brixton Village

EPC Rating TBC

Call Brixton

haart

Battersea & Clapham
Sales
020 7228 8895

Call us 8am - 10pm everyday

Beautiful Home

Poynders Road, SW4

Guide Price £700,000

Ref: 3401

A delightful four bedroom town house set over 3 floors, with two bathrooms. This property offers spacious living accommodation and benefits from fantastic natural light throughout and has been finished to a high standard. This sought after house features a stylish large lounge/diner room, perfect for entertaining family and friends. Only a short walk from Clapham Common, Clapham South underground and the abundance of cafes, bars, restaurants and shopping facilities in Abbeville and Clapham High Street.

- Four Bedrooms
- Two Bathrooms
- Lounge/Diner
- Off Street Parking
- Garden
- Great Location
- Freehold

EPC Rating E

Book your viewing now

haart

Dulwich Sales
020 8299 3728

Call us 8am - 10pm everyday

Handsome Family Home

£875,000

Heber Road, SE22

Ref: 8158

Superb family home in a very popular East Dulwich street. This excellent semi-detached Victorian house is generously proportioned throughout so you have lots of space, and situated in an acclaimed road in SE22 - very close to the celebrated Heber primary school.

- 3 Bedrooms
- Excellent Location
- Close to Heber School
- Semi Detached
- Great Family Home
- Victorian Property
- Good Transport Links

EPC Rating D

Get dialing now

Fabulous Four Bed

£899,950

Bassano Road, SE22

Ref: 8117

A beautifully presented 4 bedroom house in one of the best locations in East Dulwich. The house is laid out of over 3 floors to include probably the best loft conversion you will see. This excellent house also has a brilliant full width kitchen to entertain your friends and family.

- Superb Location
- Big Kitchen/Diner
- Neutral Décor
- 2 Bathrooms
- Exceptional Loft Conversion
- Must Buy
- Four Bedrooms

EPC Rating D

Call now

haart

Streatham Sales
020 8769 7711

Call us 8am - 10pm everyday

Delightful & Charming

Leigham Court Road, SW16

£425,000 Leasehold

Ref: 6389

This impressive three double bedroom flat has been renovated to a high standard, and its crisp decor adorns the parquet floors. The imposing hallway leads to the adjoining kitchen with lustrous white units and high spec integrated appliances making it an ideal entertainment space. The spectacular views from the south facing rooms provide a picturesque backdrop and the light & airy bedrooms with fitted wardrobes benefits from a stylish en-suite bathroom.

- Immaculate Decor
- Share Of Freehold
- Off Street Parking
- Good Transport Links
- Garage
- Bars & Restaurant's

EPC Rating D

Call Streatham today

haart

Upper Tooting
020 8672 4244

Call us 8am - 10pm everyday

Period Cottage

Derinton Road, SW17

£450,000

Ref: 5308

The attractive brick work of this gorgeous period cottage is what first draws your attention and give this lovely home its curb appeal. On entering you are greeted by two lovely light and elegant open plan reception rooms which provide a warm, homely area in which to entertain friends and family. This area in turn leads to a bright, stylish, well appointed kitchen and to a delightful South West facing patio garden to relax in as days lengthen and spring turns to summer.

EPC Rating D

- Open Plan Reception
- Fitted Kitchen
- Two Bedrooms
- Upstairs Bathroom
- Conservation Area
- South West Garden
- No Chain

Call Now

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Southfields Sales
020 8789 6600

Call us 8am - 10pm everyday

Desirable Location!

Wimbledon Park Road, SW19

£625,000

Ref: 4343

A rarely available two double bedroom apartment on the ground floor of a prestigious private block in Southfields. With large living accommodation, and a private garage, these properties are extremely desirable and are in high demand. Ideally located for sports fans, the block is nearby to Wimbledon Tennis and opposite Wimbledon Park Golf Course, meaning there's a place to relax whatever your preference! The property is also close to Southfields 'village' with all of its amenities.

EPC Rating E

See it now

- Private Block
- Ideally Located
- Garage
- Wandsworth Borough Council
- Large and Bright
- Ground Floor

haart

Earlsfield Sales
020 8871 4366

Call us 8am - 10pm everyday

Period Maisonette

Isis Street, SW18

£599,950

Ref: 4125

This stunning ground floor period maisonette has its own private entrance and offers spacious accommodation throughout including two double bedrooms with feature fireplaces, large reception room with bay window and open fireplace, large modern bathroom with slate tiled floor, beautiful kitchen/dining room perfect for dinner parties which in turn opens onto a delightful South facing private garden. The property is conveniently situated just a short walk from Earlsfield BR and also the array of bars and restaurants on Garratt Lane.

- Period Maisonette
- Own Private Entrance
- Two Double Bedrooms
- Ground Floor
- Private Garden
- Very Long Lease
- Close To Station

EPC Rating C

Call Now

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Wimbledon Sales
020 8947 9141

Call us 8am - 10pm everyday

Merton Park

Mostyn Road, SW19

£999,950

Ref: 5375

Set in the popular 'John Innes Merton Park Conservation Area' is this three bedroom semi-detached property. Benefitting from off street parking and a 72ft garden this is a must see family home! Set in leafy surroundings for just a moment you may forget your London location. Tree lined streets and off street parking makes Merton Park the perfect spot for Suburban living however offers all you could want from Town Life.

EPC Rating TBC

- Three Bedrooms
- Merton Park
- Off Street Parking
- Excellent Schools
- Conservation Area
- Great Transport
- View Now

Call us now

haart

Balham Sales
020 8675 6848

Call us 8am - 10pm everyday

Grand & Impressive

Thurleigh Road, SW12

£2,000,000 Freehold

Ref: 3889

Situated between the Commons this spacious and substantial Victorian double fronted house offers well proportioned rooms and wealth of features. Needing TLC this house could give you a blank canvass to build a perfect home. Comprising of four receptions, kitchen, utility room, 3 bathrooms, large cellar and 4 double bedrooms you have scope to create a wonderful family house. Close to all local amenities and just 1/4 mile from Clapham South and the Common, why not call to view this impressive property.

- Tradition & Charm
- Prime Location
- Sought After Area
- Original Features
- Spacious Throughout
- Transport Links

EPC Rating TBC

Call us now

5 of the BEST... *FAMILY HOMES*

Offering a wonderful combination of living accommodation and entertaining space, these charming homes are ideal for families

GREEN VIEWS

Clapham Common West Side, SW4 £2,700,000

Set over four floors, with grand entertaining rooms and wonderful views across the Common, this four/five-bedroom home with a garden retains many original features and offers the potential to extend.

✤ Chesterton Humberts, 020 7924 4400

EDUCATED MOVE

Gracefield Gardens, SW16 £640,000-£660,000.

Situated close to Streatham Hill, this three-bedroom house has the added advantage of a conservatory, off-road parking and pretty rear garden, and is located within the catchment areas of several good schools.

✤ Haart, 020 8769 5137

DETACHED HOME

Sutherland Grove, SW18 £1,550,000

Located between Southfields, Wandsworth and Putney, this five-bedroom house has a large reception room, a kitchen diner and a conservatory, and also benefits from a west-facing garden and off-street parking.

✤ Kinleigh Folkard Hayward, 020 8871 9655

NO ONWARD CHAIN

Caldervale Road, SW4 £1,595,000

This end-of-terrace, six-bedroom Victorian home offers close to 2,300sq ft of living accommodation, including a double reception room with bay window and an extended kitchen/breakfast room opening onto the garden.

✤ Douglas & Gordon, 020 8675 4400

FLEXIBLE SPACE

Hendrick Avenue, SW12 £2,600,000

Situated close to Wandsworth Common, this extended six-bedroom house offers flexible living space spread over four floors, including a converted basement. The property benefits from oak flooring, limestone fireplaces and surround sound.

✣ Savills, 020 8673 4111

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London SW4 0JE

Kinleigh Folkard & Hayward

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me in *ommon.*

Due to our growing success in the area, we have now opened a second branch in **Clapham at 30 The Pavement**.

Along with our **Abbeville Road branch**, this new addition has strengthened our network to 15 branches in South West London and over 50 across the Capital.

With our London wide reach and in depth local knowledge, we are best placed to help with all your property needs.

So if you are thinking of buying, selling, renting or letting contact us today.

Leigh Munday
Sales Manager
Tel 020 3700 8555
Email scc@kfh.co.uk

Sarah Burgess
Lettings Manager
Tel 020 3700 6300
Email lcc@kfh.co.uk

kfh.co.uk

Burmester Road, Earlsfield, SW17
£850,000
Freehold

Earlsfield 020 8944 6464
Email sea@kfh.co.uk

A beautifully presented, three double bedroom period house offering 1,278 sq ft of accommodation arranged over three floors.
The property is situated on an attractive residential road between Earlsfield train station and Tooting underground.

- Three double bedrooms
- Reception room
- Kitchen/family room
- Two bathrooms
- Utility room
- Study
- 32ft garden
- EPC rating D

Clarendon Drive, Putney, SW15
£795,000
Shared freehold

West Putney 020 8785 2122
Email slp@kfh.co.uk

Set in this sought after residential location is this three/four bedroom, split level period conversion offering in excess of 1,700 sq ft of accommodation and a wealth of character features.

- Three/four bedrooms
- Kitchen/dining room
- Separate lounge
- Cast iron stove
- Excellent storage
- South facing garden
- School catchment
- EPC rating D

Granville Road, Southfields, SW18
£1,450,000
Freehold

Southfields 020 8871 9655
Email ssf@kfh.co.uk

Offering well proportioned and immaculately presented accommodation throughout is this four double bedroom house arranged over three floors. This property is situated close to St Michael's COE Primary School and Southfields underground station.

- Four double bedrooms
- Master with en suite
- Open plan kitchen/living
- Front reception room
- Modern family bathroom
- Ground floor cloakroom
- 100ft (approximate) rear garden
- Off street parking
- EPC rating C

Bedford Hill, Balham, SW12 Guide price £650,000

A stunning and recently extended two double bedroom conversion flat with a private rear garden, forming part of a handsome double fronted building. This property is located a short walk from Balham station. Shared freehold. EPC rating D.

Balham 020 8675 1123
Email sba@kfh.co.uk

Hambalt Road, Clapham, SW4 £649,950

Extending over 720 sq ft is this beautifully decorated one double bedroom flat offering a bright reception room, kitchen/diner, stylish bathroom, cellar storage, south west facing garden and the potential to extend (subject to planning). This property is located in the heart of Abbeville Village between Clapham Common and Clapham South underground stations. Leasehold. EPC rating E.

Clapham 020 8675 5436
Email scs@kfh.co.uk

Fabian Road, Fulham, SW6 £6,067 pcm Furnished

Fulham 020 7736 6737
Email lfb@kfh.co.uk

Well presented four bedroom house offered on a short let basis. This family home is finished to a high standard and offers four double bedrooms, two bathrooms, downstairs guest WC and a large double reception room.

- Four bedrooms
- Double reception room
- Finished to a high standard
- Private garden space
- Located just off Fulham Road
- Available for short let, for up to six months

£210 tenancy agreement fee per property. Other fees apply, visit kfh.co.uk/lettingsfees

Norman Road, Wimbledon, SW19
£2,750 pcm
Furnished

Wimbledon 020 8944 4040
Email lwm@kfh.co.uk

A stunning and immaculately presented three bedroom house which is finished to a high specification throughout and offers a beautifully landscaped garden and parking. This property is located near Colliers Wood and South Wimbledon underground stations.

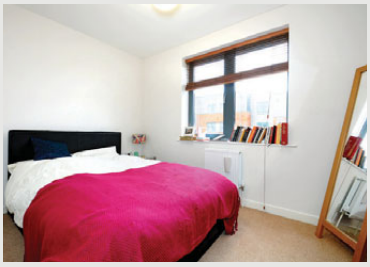
- Three bedrooms
- Reception room
- Dining area
- Modern fitted kitchen
- Loft space
- Available April
- EPC rating E

£210 tenancy agreement fee per property. Other fees apply, visit kfh.co.uk/lettingsfees

Eastfields Avenue, Wandsworth, SW18
£2,817 pcm

A luxury ninth floor, two bedroom apartment situated in a brand new riverside development in Wandsworth. The property benefits from a large open plan reception room, modern fully integrated kitchen, two bathrooms (one en suite), access to a gym and off street parking. Furnished. EPC rating C.

Putney 020 8785 3433
Email lph@kfh.co.uk



St Georges Grove, Tooting, SW17
£1,450 pcm

This modern two double bedroom, top floor apartment offers an open plan kitchen/ reception room, bike storage, parking for one car and a communal garden. This property is situated in the popular Quadrangle development close to Earlsfield train station. Furnished or unfurnished.

Tooting 020 8767 2666
Email lto@kfh.co.uk

£210 tenancy agreement fee per property.
Other fees apply, visit kfh.co.uk/lettingsfees

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www.sussexhomesearch.co.uk

Huron Road, SW17 £2,000,000 Freehold
A double fronted Victorian family home located in the Heaver conservation area. **EPC:F**
Balham Office 020 3285 7744

Alfriston Road, SW11 OIEO £1,800,000
This stunning five bedroom family house extends to over 2,250 sqft and has a 35' southwest facing garden. **EPC:TBC**
Battersea Office 020 7924 2170

Beyond your expectations
www.hamptons.co.uk

HAMPTONS INTERNATIONAL

Freke Road, SW4 £1,250,000 Freehold
A beautiful five bedroom family home. **EPC:D**
Clapham Office 020 7717 5439

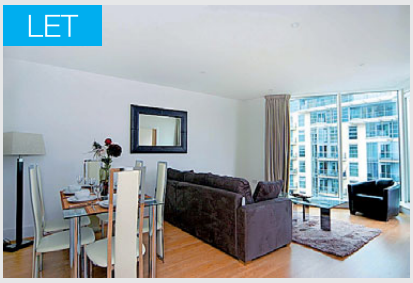
Cautley Avenue £2,950,000 Freehold
A newly refurbished double fronted semi-detached house. **EPC:E**
Clapham Office 020 7717 5439

Laitwood Road, SW12 £1,200,000 Freehold
A stunning four bedroom family home extended to over 1800sqft. **EPC:D**
Balham Office 020 3285 7744

Salcott Road, SW11 £1,695,000 Freehold
An extremely well presented, semi-detached house between commons. **EPC:E**
Battersea Office 020 7924 2170

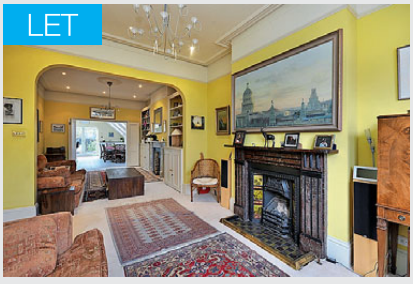
Available on the App Store

Lavender Gardens £495 per week
A spacious two bedroom apartment. **EPC:N/A**
Battersea Office 020 7458 4258



Ensign House, SW18 £425 per week
Recently completed, with River views. **EPC:N/A**
Battersea Office 020 7458 4258

Burland Road, SW11 £975 per week
Four bedroom home between commons. **EPC:E**
Battersea Office 020 7458 4258



Alderbrook Road, SW12 £950 per week
Five bedroom family home. **EPC:E**
Balham Office 020 3285 7745

GOLD
LARGE ESTATE AGENCY of the YEAR 2013
THE SUNDAY TIMES
THE TIMES

Voted 'Best Large Agency' for the second year in a row.

www.hamptons.co.uk

HAMPTONS INTERNATIONAL
Beyond your expectations

Ravenslea Road, SW12 £950 per week
Refurbished five bed family home. **EPC:D**
Balham Office 020 3285 7745

Bedford Hill, SW12 £650 per week
Architect designed three bed apartment. **EPC:C**
Balham Office 020 3285 7745

Balham Hill, SW12 £500 per week
Two bed two bath luxury apartment. **EPC:B**
Balham Office 020 3285 7745

Stockwell Park Crescent £950 per week
A stylish, spacious family home. **EPC:C**
Clapham Office 020 7717 5441

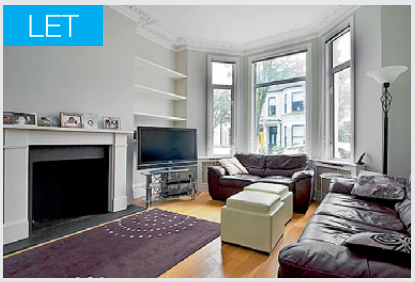
Reed Place £535 per week
A modern property in a school conversion. **EPC:D**
Clapham Office 020 7717 5441

The Library £450 per week
Large apartment on Clapham High Street. **EPC:C**
Clapham Office 020 7717 5441

Beyond your expectations
www.hamptons.co.uk

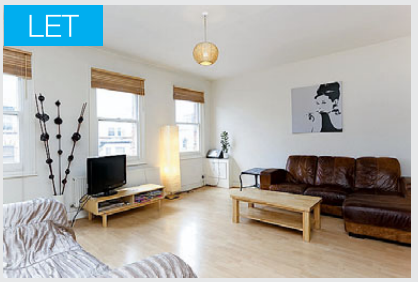
***Tenant Charges** Tenants should note that as well as rent, an administration charge of £216 (Inc. VAT) per property and a referencing charge of £54 (Inc. VAT) per person will apply when renting a property. Please ask us for more information about other fees that may apply or visit www.hamptons.co.uk/rent/tenant-charges

HAMPTONS INTERNATIONAL



Mysore Road, SW11 £750 per week
An ideally located large family home. **EPC:E**
Battersea Office 020 7458 4258

Overstrand Mansions, SW11 £800 pw
Four bedroom mansion block apartment. **EPC:D**
Battersea Office 020 7458 4258



Battersea Rise, SW11 £310 per week
Lovely one bedroom top floor apartment. **EPC:D**
Battersea Office 020 7458 4258

Englewood Road, SW12 £950 pw
A beautiful Victorian five bed family home. **EPC:F**
Balham Office 020 3285 7745

GOLD
LARGE ESTATE AGENCY of the YEAR 2013
THE SUNDAY TIMES
THE TIMES

Voted 'Best Large Agency' for the second year in a row.

www.hamptons.co.uk

HAMPTONS INTERNATIONAL
Beyond your expectations

Childebert Road, SW12 £850 per week
A beautiful five bedroom family home. **EPC:E**
Balham Office 020 3285 7745

Fontenoy Road, SW12 £375 per week
A well presented Victorian conversion flat. **EPC:D**
Balham Office 020 3285 7745

Bedford Hill, SW12 £375 per week
A beautiful, spacious one bed apartment. **EPC:C**
Balham Office 020 3285 7745

Beresford House £375 per week
An immaculate top floor apartment. **EPC:B**
Clapham Office 020 7717 5441

Mordaunt Street £650 per week
A recently renovated period property. **EPC:D**
Clapham Office 020 7717 5441

Brook House £750 per week
A stunning duplex penthouse apartment. **EPC:E**
Clapham Office 020 7717 5441

Available on the App Store

***Tenant Charges** Tenants should note that as well as rent, an administration charge of £216 (Inc. VAT) per property and a referencing charge of £54 (Inc. VAT) per person will apply when renting a property. Please ask us for more information about other fees that may apply or visit www.hamptons.co.uk/rent/tenant-charges

Beyond your expectations
www.hamptons.co.uk

HAMPTONS INTERNATIONAL

Langham Square, Putney, SW15

A selection of 1 and 2 bedroom apartments built by award winning developer St James will soon be available to rent. Call the Putney office to register your interest. Langham Square is a stunning collection of apartments wrapped around a central piazza including a Little Waitrose and Costa Coffee. Adjacent to the underground station and with Putney High Street less than a 5 minute walk away, Langham Square offers the perfect solution for a busy, modern lifestyle.

EPC:N/A

£1,400 - £2,200 per month Furnished/ Unfurnished (charges apply)*

- *Brand new modern development*
- *One & two bedroom apartments*
- *Outside space*
- *Close to transport and local amenities*
- *Furnished/Unfurnished*

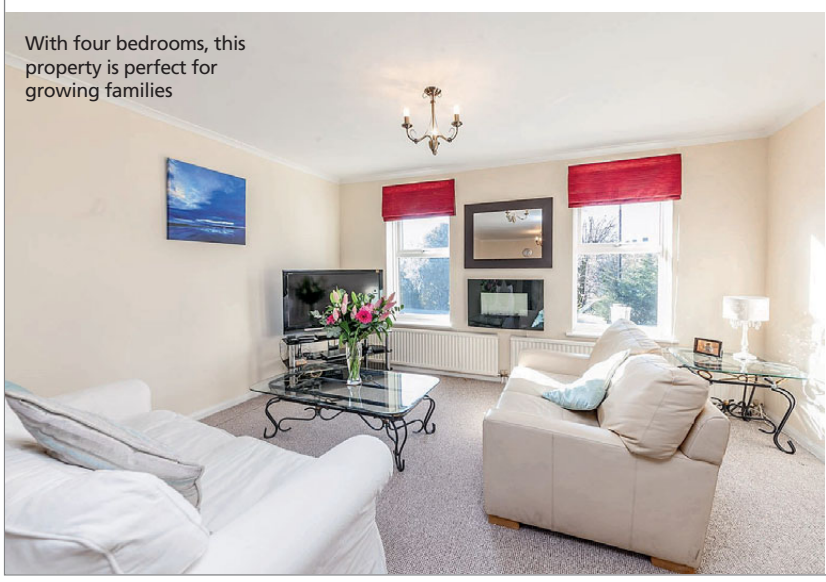
Hamptons Putney
Lettings. 020 8454 7619 | putneylettings@hamptons-int.com

Available on the App Store

***Tenant Charges** Tenants should note that as well as rent, an administration charge of £216 (Inc. VAT) per property and a referencing charge of £54 (Inc. VAT) per person will apply when renting a property. Please ask us for more information about other fees that may apply or visit www.hamptons.co.uk/rent/tenant-charges

The contemporary townhouse is close to the amenities of Clapham

Stylish and bright town house



With four bedrooms, this property is perfect for growing families

A delightful four bedroom town house set over three floors with two bathrooms, which includes off-street parking has come on the market with haart of Battersea & Clapham. This property offers spacious living accommodation and benefits from fantastic natural light throughout and has been finished to a high standard. This sought-after townhouse features a stylish large lounge/diner room, perfect for entertaining family and friends. Only a short walk from Clapham Common, Clapham South underground and the abundance of cafes, bars, restaurants and shopping facilities in Abbeville and Clapham High Street.

Guide Price £700,000. haart of Battersea & Clapham, 255 Lavender Hill, Battersea SW11 1JD; 020 7228 8895

Agency NEWS

Catch up with all the very latest news and views from your local agents

Morgan Randall Supports local community

Balham agent Morgan Randall is a big supporter of the local community and are always keen to sponsor local events, especially those involving schools. This year they are proud supporters of a truly great cause. Working with Tabitha Housing, 10 Students from Chestnut Grove School are forming a 'house building team' and taking the trip of a life time to Cambodia to build houses in some of its poorest villages. These amazing students are undertaking an enormous challenge and are hoping to build 10 houses in total. Each donation they receive makes a huge difference.

✤ Morgan Randall, 112-114 Balham High Road, SW12 9AA; morganrandall.com

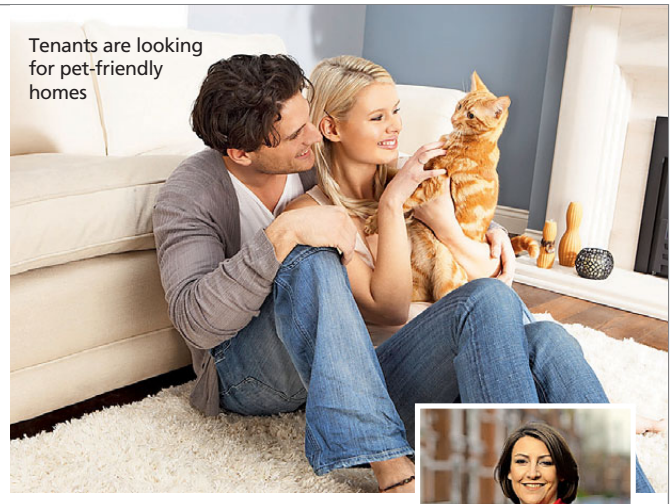
15%

fewer new applicants registered in February 2014 compared with one year earlier, according to Douglas & Gordon's latest property figures

CHARITY TIME

Lockett Estate director, Geoffrey Price is on track to help a local charity replace its stolen minibus through a series of fundraising runs and climbs. He chose to support Age Concern, in Greyhound Road, Hammersmith and has since dedicated himself to raising the remaining £5,100 still needed by the charity and has committed to running four half marathons during March and September as well as climbing Mount Kilimanjaro in August 2014. To help Geoffrey reach his target, please make a donation to justgiving.com/Lockett-Estates.

✤ lockettestates.co.uk



Tenants are looking for pet-friendly homes

Pet power

Increasing numbers of tenants are seeking pet-friendly properties according to agent Savills.

Sophie Curtis, Director of Savills Fulham Lettings comments, 'Tenants with pets have traditionally been families, but in recent months we've seen a rising demand for pet friendly two bedroom apartments from couples and professional sharers. Since the start of 2014 approximately 40% of our new applicants own pets or are thinking of getting one and out of these 50% are looking for flats. Last year this figure was around 20% and nearly exclusively for family houses, so we've clearly seen an increase in applicants with animals.'

She adds, 'Tenants do sometimes acquire pets during their tenancy, which can impact on their initial contract. We've recently had to add an addendum to a Tenancy Agreement for a couple that got a dog six months into their contract, with clauses covering the addition of their pet. An extra two weeks rent was also added to the deposit to cover any extra damage that could potentially be caused, giving the landlord peace of mind.'

✤ savills.co.uk

Lauristons grows in SW19

Lauristons has acquired Woollens of Wimbledon

Lauristons announced it has completed the acquisition of Wimbledon-based estate agency Woollens of Wimbledon. Woollens of Wimbledon's 23-year heritage and local knowledge complements Lauristons established service offering in Residential Sales, Lettings, Property and Block Management across South West London. The acquisition also reinforces Lauristons commitment to invest in firms who share the same values.

✤ lauristons.com

Dexters

Mervan Road, SW2 £1,600,000

A double fronted end of terrace Victorian family home in one of Brixton's most sought after residential streets. Accommodation comprises two reception rooms, an eat in kitchen/breakfast room, utility room, four double bedrooms, three bathrooms, a large garden and a garage, energy rating e.

Clapham Sales 020 8675 2224

Dexters

Southfields Road, SW15 £965,000

A four bedroom Victorian family home retaining many of its original features. Comprises a large bay-fronted reception, eat-in kitchen and a west facing garden, energy rating e.

Putney Sales 020 8789 9999

Richmond Hill, TW10 £899,950

This property offers accommodation in excess of 1000 sq ft. comprising two double bedrooms, separate lounge, dining room and two bathrooms, energy rating d.

Richmond Sales 020 8288 9988

Vardens Road, SW11 £2,850,000

This magnificent Victorian four/five bedroom, four bathroom semi-detached family home includes a utility room, off-street parking and a South-West facing garden, energy rating f.

Battersea Sales 020 7350 1200

Honeybrook Road, SW4 £1,400,000

A four bedroom Victorian family home refurbished to a modern standard, located on one of Clapham South's most desirable residential streets, energy rating e.

Clapham Sales 020 8675 2224

Dexters

William Hunt Mansions, SW13 £1,850,000

A corner property finished to an extremely high specification within the original Grade II Listed former Harrods Warehouse, energy rating c.

Barnes Sales 020 8878 4942

Klea Avenue, SW4 £1,600,000

A four bedroom mid terrace Victorian family home with an open plan kitchen/reception room, modern kitchen, three bathrooms and south-facing garden, energy rating c.

Clapham Sales 020 8675 2224

Bennerley Road, SW11 £1,500,000

A Victorian family home situated in "between the commons" with four double bedrooms, two bathrooms, a large open plan living space, and west facing garden, energy rating e.

Battersea Sales 020 7350 1200

Burnthwaite Road, SW6 £1,299,999

A large four/five bedroom house finished to a high standard throughout with an extended kitchen/reception leading onto a private garden and a large roof terrace, energy rating d.

Fulham Sales 020 7386 5386

RICS Regulated Estate Agent and Letting Agent

Dexters

Kilkie Street, SW6 £2,492 pcm

A two bedroom, two bathroom, split level Victorian conversion with reception room, separate mezzanine area with fitted kitchen and private roof terrace, energy rating d.

Fulham Lettings 020 7386 7386

Chepstow Close, SW15 £3,500 pcm

A five bedroom house situated in a quiet cul-de-sac with a spacious hallway and a kitchen/breakfast room with access onto a south facing garden, energy rating d.

Putney Lettings 020 8789 9090

Narbonne Avenue, SW4 £4,225 pcm

A five bedroom family home in Abbeville Village arranged over four floors with a spacious double reception room, eat-in kitchen and a well maintained garden, energy rating d.

Clapham Lettings 020 8675 6750

Madrid Road, SW13 £2,700 pcm

A three bedroom split level maisonette with a large reception room, modern fully fitted eat in kitchen, three bathrooms and a roof terrace, energy rating e.

Barnes Lettings 020 8878 4942

Tenants fees may apply

Dexters

Reed Place, SW4 £2,210 pcm

A two bedroom property in a converted school building just off Clapham High Street with an open plan kitchen reception room and two bathrooms, energy rating c.

Clapham Lettings 020 7498 2243

Wavertree Road, SW2 £3,000 pcm

A five bedroom home with two reception rooms, kitchen/ breakfast room, bathroom, downstairs WC, utility room, garage and private garden, energy rating d.

Streatham Lettings 020 8674 8400

Clapham Road, SW9 £2,166 pcm

A two bedroom property set in a gated Grade II listed building situated 0.1 miles from Clapham North tube station and 0.5 miles from Stockwell tube station, energy rating c.

Clapham Lettings 020 8675 6750

Sugden Road, SW11 £3,683 pcm

A newly renovated five bedroom Victorian house located 0.8 miles from Clapham Common tube station and 0.5 miles from Clapham Junction, energy rating d.

Battersea Lettings 020 7350 1300

Tenants fees may apply

RICS Regulated Estate Agent and Letting Agent

www.riverhomes.co.uk
central@riverhomes.co.uk

riverhomes

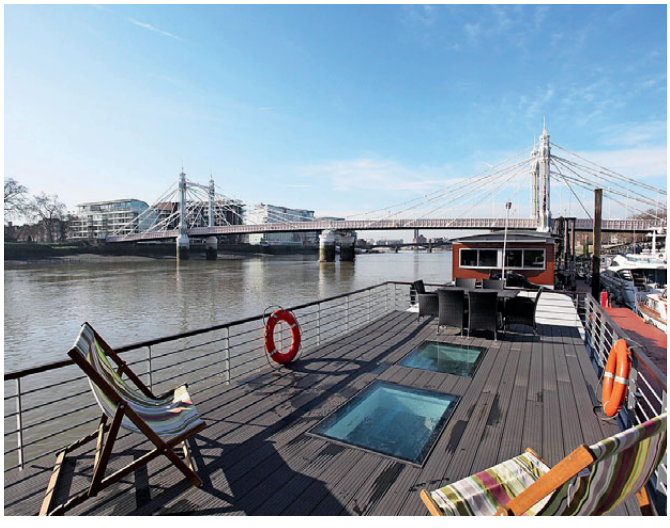
WATERSIDE SPECIALISTS

Regent on the River, Fulham SW6
£950 per week Unfurnished

This is an exceptional double-width apartment located on the 7th floor of this coveted riverside development. Enjoying stunning views and incredibly versatile accommodation which includes 3 double bedrooms and 3 bathrooms. Residents benefit from a 24 hour concierge and allocated underground parking. EPC rating C

Butlers Wharf, Shad Thames SE1
£949,000 Leasehold

This spacious apartment offers exceptional views of Tower Bridge and the Thames. Located on the 4th floor of Butlers Wharf, one of the most coveted warehouse conversions of the historic Shad Thames neighbourhood. Beautifully finished throughout, featuring a contemporary kitchen and stylish bathroom. EPC rating B



Cadogan Pier, Chelsea SW3
£1,300,000

This exceptional Dutch barge was constructed in 1890 and is today located on a coveted outer berth of the fabulous Cadogan Pier. Surrounded by iconic landmarks such as Albert Bridge and Battersea Park's Peace Pagoda, panoramic views of which are enjoyed from the wheel house and private deck areas.

Peninsula Heights, Albert Embankment SE1
£1,695,000 Share of Freehold

Enjoy views across the Thames towards the Houses of Parliament from this stunning apartment located in an elegant residential development, situated between Vauxhall and Lambeth bridges. This immaculately presented apartment would be well served as both a pied-a-terre or permanent residence. EPC rating D

Please note: Tenant fees apply

West London
sales 020 8995 0500
lettings 020 8996 0600

Central London
sales 020 8788 6000
lettings 020 8789 9000

City & East London
sales 020 7407 8000
lettings 020 7407 6000

Ashley Chisholm Morgan Randall, Balham, SW12

Getting the right valuation on your property is priceless, especially in today's fast moving market

When looking to sell it is incredibly important to get an accurate valuation. The property market is rapidly changing so, unless you've had your property valued in the last few months, previous figures are likely to be inaccurate and a fresh valuation is always advised in order to achieve an up-to-date figure.

At Morgan Randall we understand the importance of accurate valuations. If your property is overvalued or undervalued, the result can be disastrous. You have to select an estate agent that doesn't just guess the value of your house or rely on inaccurate estimates, as this can lose you money on a sale or cause the process to drag on indefinitely. If your property and others in our area are continuously overvalued this can alienate potential buyers.

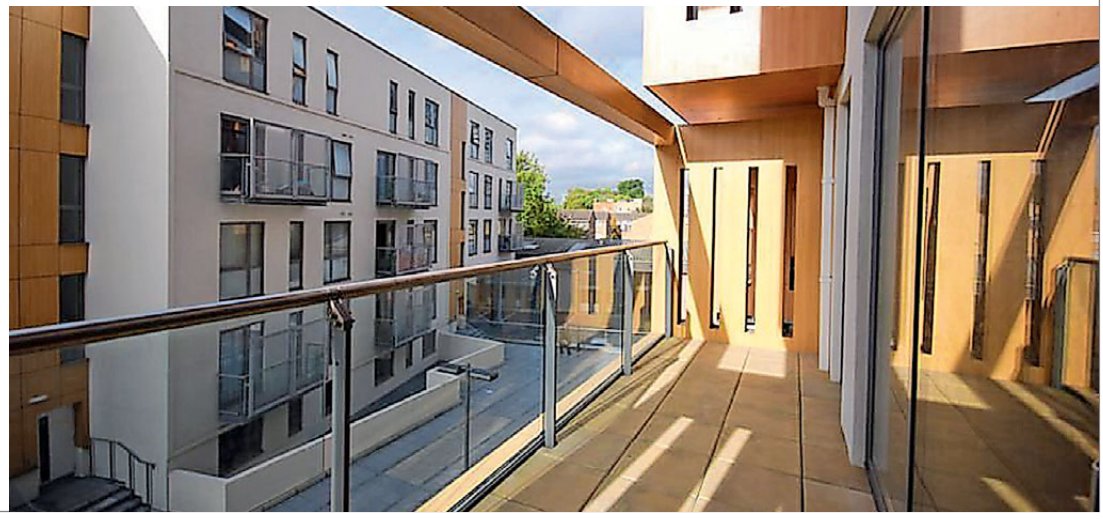
As a home owner looking to sell you need to decide on a figure that works for you and stick with it. Work out your finances and see what price is best for you. Then, as your agent we vow to work with precision in order to get you the best possible price in the current market.

If you are looking to sell, choosing an effective and good quality estate agent who can manage the buying and selling process on your behalf presents a huge range of benefits.

✤ Morgan Randall, 112-114 Balham High Road SW12 9AA; morganrandall.com

DuCane Court: this Art Deco apartment block on Balham High Road, is a distinguishing local landmark in Balham. Featured here is the beautifully unique reception area of the building.

At Morgan Randall we understand the importance of accurate valuations. You have to select an agent that doesn't guess the value of your house



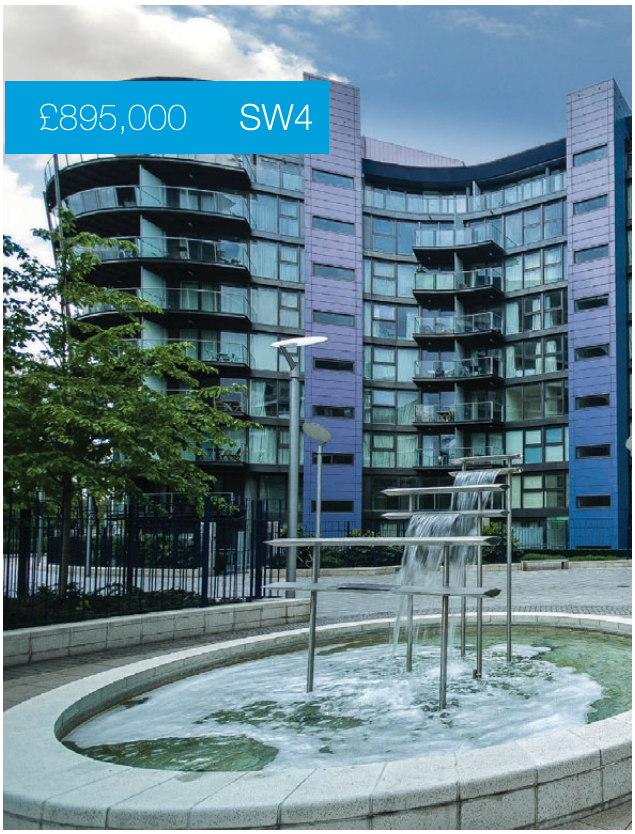
O'Central: Located just minutes away from Waterloo Station, Westminster and The City. This exciting apartment is stylish and modern throughout. Featured here is the large balcony with stainless steel handrails and glazed balustrades. A unique and unmissable opportunity to view this building!

Morgan Randall

Properties To Buy

Don't see what you are looking for?

Call us 24/7 on 020 3031 3982



This modern 1 bedroom apartment is kept to the highest standards and is available to move in.

Located in the beautiful and highly sought after Battersea area. We highly recommend viewings as this will sell fast.

- 1 Bedroom
- 1 Bathroom
- Integrated Sound System
- High Spec
- Balcony
- EPC: D

A spectacular 4 bedroom property in a sought after location. Decorated to an exceptional standard and perfect for a family.

- 4 Bedrooms
- 3 Bathrooms
- Gym
- Off-Street Parking
- Utility Room
- EPC: D

A jaw dropping 4 bedroom house refurbished to the highest standard and ready to move in.

- 4 Bedrooms
- Walk-In Wardrobe
- Cloakroom
- Off-Street Parking
- Utility Room
- EPC: D

Morgan Randall

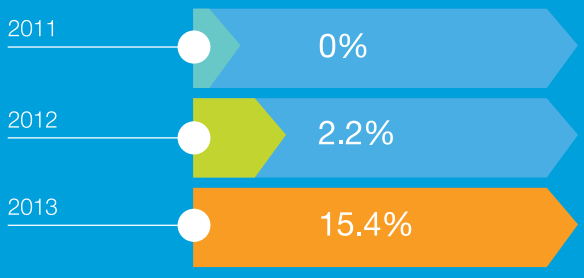
London's favourite estate agent

Prices Up by 15.4%

figures released by The Halifax

Your property may have risen by over £1000 per week since this time last year, do you really know how much your property is worth today?

Call us now 020 3031 3982



Greater London House Price Movement

Our valuers have seen reactions of surprise and astonishment when informing owners just how much their home is actually worth in today's market.

Whether you are thinking of selling or just curious, give your local estate agent Morgan Randall a call now and book in a free no-obligation valuation. Don't guess, know where you stand either way.

Balham Office

112-114a
Balham High Road
Balham
London
SW12 9AA

T: 020 3031 3982 (24 Hours)
E: balham@morganrandall.com
9am to 7pm Monday to Friday
9am to 5pm Saturdays

Tube: Balham (0.2 miles)
Train: Balham (0.2 miles)
Bus: 155, 249, 355

Morgan Randall

Properties To Rent

Don't see what you are looking for?

Call us 24/7 on 020 3031 3982

£1000p/w SW12

A striking 5 bedroom house refurbished to the highest standard and ready to move in now.

- 5 Bedrooms
- Spacious
- Cloakroom
- Close to Tube
- Utility Room
- EPC: D

£890p/w SW11

A modern 2 bedroom property in this exclusive development alongside the River Thames.

- 2 Bedrooms
- 2 Bathrooms
- Parking
- 24 Hour Concierge
- River Views
- EPC: D

£410p/w SW11

This modern 1 bedroom apartment is ready to move into and in an ideal location for the busy Londoner.

Furnished to a high specification with outstanding attention to detail and benefitting from fantastic views. Call to arrange a viewing now.

- 1 Bedroom
- Balcony
- Concierge
- High Spec
- Close to Tube
- EPC: D

Morgan Randall

London's favourite estate agent

Would you like Corporate Tenants?

Morgan Randall work with some of the largest organisations from around the world. Many of these are popular FTSE100 companies which operate in sectors ranging from banking, oil, insurance, media, film, football clubs and a host of other professions.

Call us now 020 3031 3982

97%
properties let within
10 days

Maximising Returns

It took less than 10 days to find tenants for 97% of the properties we let last month.

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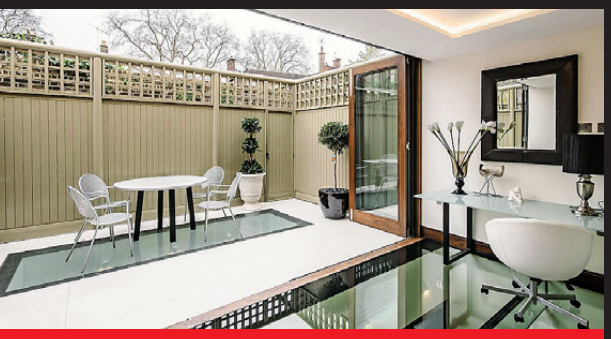


EALING BROADWAY

£1,325,000 FREEHOLD

THE ULTIMATE COLLECTION

A fantastic chance to invest in stylish newly built town residences in the Heart of Ealing Broadway, just by the famous Ealing Studios and within 5 minutes of what will be a major hub on the Crossrail network. Each house offers over 200 sq ft of beautifully fitted 4 bedroom 3 bathroom accommodation with spectacular 45' living space with sumptuous kitchens, fully AV equipped, garage, parking and suntrap town garden.

EALING – QUEEN OF THE SUBURBS

£2,750,000 FREEHOLD

GET OFF YOUR KNEES – WE HAVE THE ANSWER TO YOUR PRAYERS

A classic detached double fronted Victorian Gothic residence, formerly the vicarage to historic St Stephens Church. Well-placed close to Notting Hill and St Benedict's Schools this spacious house offers over 4000 sq ft of family accommodation including elegant corniced reception rooms, a huge family kitchen/breakfast room and a large lawned garden.

SINTON ANDREWS

LARPENT AVENUE, SW15

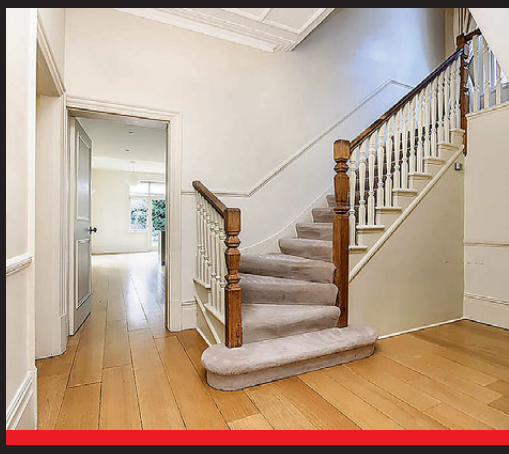
A HANDSOME DETACHED DOUBLE FRONTED EDWARDIAN VILLA FEATURING A GLORIOUS 110′ WEST FACING GARDEN

Perfectly placed in one of West Putney's premier roads, a quiet tree-lined avenue of impressive family homes. An ideal location with easy access to Putney Heath & High Street.

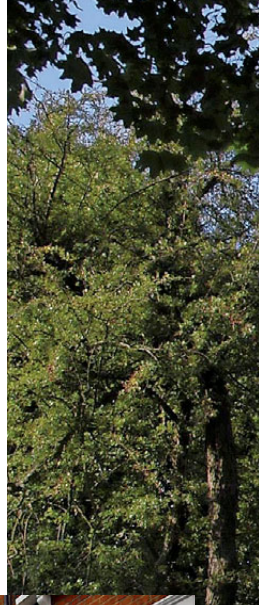
This really spacious house has been lovingly maintained over the years and was fully restored a few years back. It now presents a wonderful opportunity to those wishing to create a home of their dreams.

Six bedrooms | Four bathrooms (two en suite) | Oak-floored entrance hall | Dining room | Drawing room | Study | Sitting room
Family kitchen/breakfast room | Laundry room | Tradesman's lobby | Attached double garage | Mature west-facing garden

FOR SALE FREEHOLD – Price guide over £4,000,000



8 Springbridge Road, Ealing Broadway, London, W5 2AA | Sales: 020 8566 1990 | Lettings: 020 8579 9153



BEST of both worlds

Situated 'between the commons' with underground and mainline trains into central London, Balham appeals to young and old alike

With its mix of green spaces and lively nightlife, good transport links and reputable schools, it's no wonder Balham attracts a diverse range of buyers and tenants, although the market is primarily driven by first-time buyers and families. What really makes the area attractive is the choice of relatively affordable property. In addition to the attractive Victorian and Edwardian terraced houses, you'll also find plenty of converted and purposebuilt apartments, including the Art Deco Du Cane Court.

The most exclusive area is the Nightingale Triangle, between the high street and Nightingale Lane, including Nightingale Square with its communal gardens. The Heaver Conservation Area and Hyde Farm Estate are also popular, while more affordable flats can be found in central Balham and Bedford Hill.

'Balham has been a popular location for a number of years but of late the area has boomed and we currently have more registered buyers than ever before,' comments Paul Herring of Kinleigh Folkard & Hayward.

'Buyers are split between young first-time buyers looking for a one- to two-bedroom flat and families keen to be in a good school catchment area. Often, the first-time buyers start their search in higher value neighbouring areas such as Northcote Road and Abbeville Road, but realise that they just don't get as much for their money. In Balham, a one-bed flat will typically cost in the region of £400,000 while a two-bed garden flat ranges from about £650,000 to £700,000.

'While first-time buyers are happy to be around the high street and station, families prefer areas like the Hyde Farm Estate and the Heaver Estate, which are close to sought-after primary schools and feature beautiful Victorian homes. In the Hyde Farm Estate, a four-bedroom house will cost in the region of £1.1m to £1.2m, while on the Heaver Estate, a grand red brick house is closer to £2m.'

'The ever-shrinking catchment areas for local schools drive strong rents within the Hyde Farm Estate,' comments Rachel Hanniquet-Brooking of Hamptons International, 'while the strong international relocation agency searches remain dominant within the Nightingale Triangle.'

Robin Chatwin of Savills believes that 'Balham has blossomed, becoming a

TYPICAL PRICES: One-bedroom flats start at around £250,000, with prices rising to around £3.5m for a family home in the Nightingale Triangle

TYPICAL RENTS: Studios from around £140pw, up to larger homes for £2,250pw

WHO BUYS/RENTS HERE: The area is particularly popular with young professionals and families, seeking more property for their pound than in some neighbouring areas

PROPERTY TO BUY AND RENT IN BALHAM

On Tantallon Road within the Nightingale Triangle, this ground-floor flat has a double bedroom, reception room and eat-in kitchen opening onto a private garden: £550,000 (Douglas & Gordon, 020 8673 0191)

Set within an impressive Victorian building, this fully furnished one-bedroom conversion flat on Bedford Hill also benefits from a communal garden: £375pw (Hamptons International, 020 8618 2014)

destination in its own right rather than the 'gateway to the south'. You can still get slightly more for your money here than in Clapham, so it's a good option for those looking to upsize within south-west London.'

'Borrowing costs are at an all-time low, which is seeing the sales market performing well,' reports Rachel Hanniquet-Brooking. 'It is a reality though that with the recent price rises, many young professionals are priced out of the market and will therefore remain long-term lettings customers.'

Balham has become a destination in its own right, rather than the 'gateway to the south'

Confidence in the sales market has had a knock-on effect in lettings, as Will Brindley of Kinleigh Folkard & Hayward explains. 'Property prices have risen sharply and some landlords have cashed in. With a raft of new buy-to-let landlords entering the market, however, the volume of rental homes remains stable and we're finding an increase in quality modernised homes as result.

'Centrally located, two-bed flats are commanding the strongest rental yields, as high as 4.5%.'

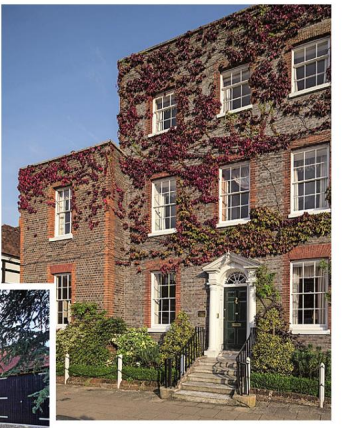
Rental values are on the rise too, he says. 'Last year we marketed a two-bedroom house on Marius Road for £1,863; a year on, a similar two-bed property on the same road has just let for £2,275 per month, representing a 22% increase year on year.'

This four/five-bedroom end-of-terrace mews house with garden is set on three floors in a private gated development on Margaret Rutherford Place, close to Henry Cavendish school: £940,000 (haart, 020 3641 5284)

This five-bedroom, two-bathroom semi-detached family house on Dornton Road has a large garden and is just a short walk from the station and High Street: £1,500,000 (KFH, 020 8675 1123)

Totally different country opportunities

Dreaming of country home without rural isolation? Then read on, The Country House Company may well have the solution...



Right: Wickham House
Below: Cedar Lodge

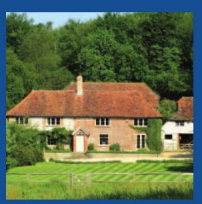
Making the move out of London to the country does not have to lead to a future of rural isolation. The Country House Company has a variety of properties available for sale and for rent which are beautiful country houses and within villages therefore offering a change of lifestyle and maintaining the interest and daily activity of village life.

For a truly elegant and classic English country house Wickham House, Wickham, Hampshire stands out. In a prominent position in the village square it has seven bedrooms, elegant reception rooms and wonderful landscaped gardens leading down to the River Meon. Grade ll* listed, the house extends over four floors centering on a wonderful staircase; there is fine cornicing and plasterwork in many of the rooms and particularly over the stairs, an array of period fireplaces and many other period features. The gardens and grounds are a significant feature of Wickham House; arranged over three levels with lawns, paths and borders they lead down to a rose garden, water meadow and stretch of the River Meon. For full details please contact The Country House Company or see countryhousecompany.co.uk.

By complete contrast Cedar Lodge in Bosham is a newly built, stylish, contemporary family home close to Bosham Harbour. Designed for modern family life, the ground floor accommodation is open plan with a large family room opening to a sitting area with fireplace, dining area with French windows to the garden and on to a contemporary fitted kitchen. There are 5 double bedrooms on the first floor and en suite bathrooms to the master and guest rooms. The house has been built to a high specification with wood flooring and underfloor heating to the ground floor and a handcrafted kitchen and utility room. Perfect for family life there is an established garden to the rear of the property plus garage, carport, store and parking to the front.

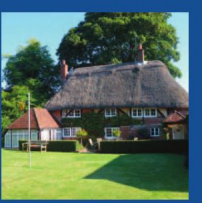
✤ So if you are looking to make that move to the country please call The Country House Company on 02392 632275.

Thinking of moving to the country...

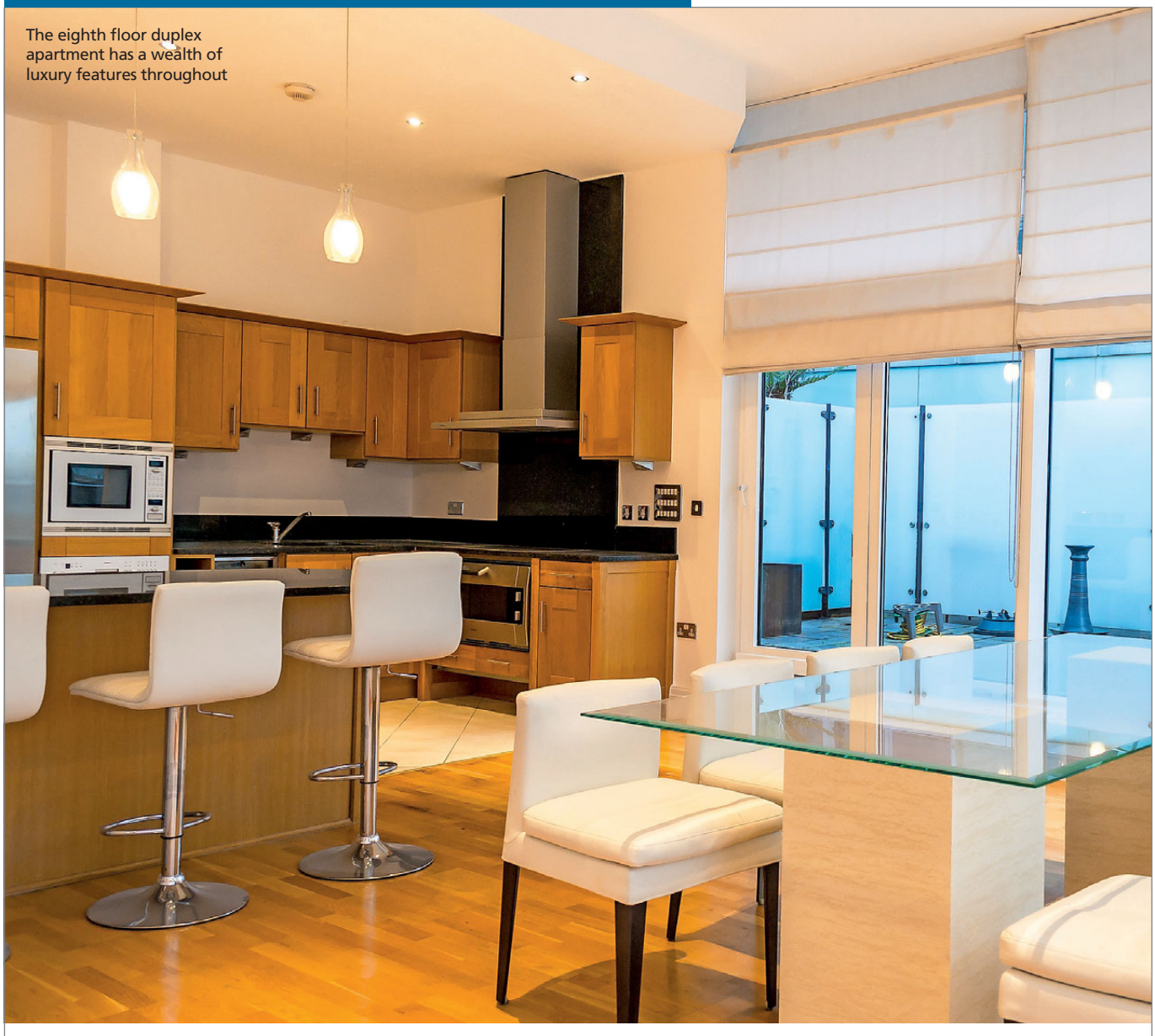


THE COUNTRY HOUSE COMPANY

... from rural retreats to large country houses



Property Sales | Lettings | Management
02392 632 275
countryhousecompany.co.uk



The eighth floor duplex apartment has a wealth of luxury features throughout

Luxury river living

Imperial Wharf is a popular riverside development with its own railway station and amenities

Well-presented three bedroom, eighth floor duplex apartment, conveniently situated at Imperial Wharf, a popular riverside development with its own railways station and amenities.

Flooded with natural light the property comprises an open plan balconied reception with a contemporary fitted kitchen/dining area.

The master bedroom benefits from floor-to-ceiling windows and en suite bathroom while the other two bedrooms have fitted wardrobes and access to a smart shower room.

The accommodation is equipped with luxury extras including balconies for principal rooms, guest cloakroom, sizeable storage room, lift access, allocated off-street parking and communal parklands.

✣ Imperial Wharf, SW6. £1,950 per week plus fees. Benham & Reeves Residential Lettings, Imperial Wharf branch, 020 7348 7620; iw@brlets.co.uk; brlets.co.uk

BENHAM AND REEVES
RESIDENTIAL LETTINGS SW6

Imperial Wharf £1,950 pw + Fees Furnished

3 Bedrooms | 1 Reception | 3 Bathrooms
Roof Terrace | Parking | Tube Nearby | EPC - D

Imperial Wharf 020 3417 4316 iw@brlets.co.uk

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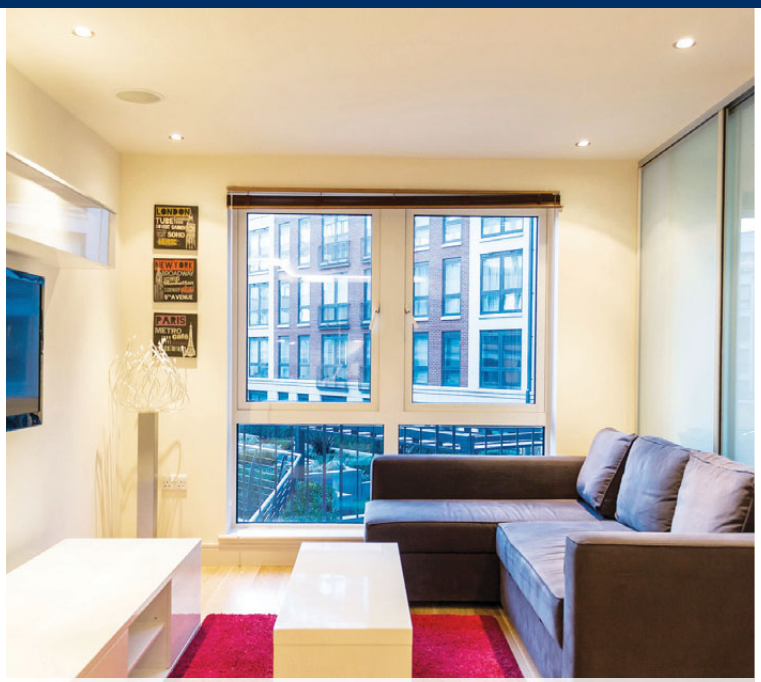
To arrange a viewing or for more information call

020 3417 4316

London's Letting Agency
info@brlets.co.uk
www.brlets.co.uk



Imperial Wharf £400 pw + Fees Furnished

Manhattan Apartment | 1 Bathroom
24hr Concierge | Parking | Near Tube | EPC - B
Imperial Wharf 020 3417 4316 iw@brlets.co.uk

Imperial Wharf £475 pw + Fees Furnished

1 Bedroom | 1 Reception | 1 Bathroom
24hr Concierge | Parking | Gym | EPC - B
Imperial Wharf 020 3417 4316 iw@brlets.co.uk

Imperial Wharf £675 pw + Fees Furnished

2 Bedrooms | 1 Reception | 2 Bathrooms
River Views | Parking | Balcony | EPC - B
Imperial Wharf 020 3417 4316 iw@brlets.co.uk

Imperial Wharf £1,700 pw + Fees Furnished

2 Bedrooms | 1 Reception | 2 Bathrooms
Lift | Gym | Balcony | 24hr Concierge | EPC - D
Imperial Wharf 020 3417 4316 iw@brlets.co.uk

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Tamzin Incledon

Battersea Office Sales Manager

After an unprecedented start to the year, I expect the market to remain strong for buyers

With 19 years of agency experience I have never seen a start to a year quite like it, January and February were exceptional months in terms of sales, with an average of 60% of stock selling through sealed bids. This bodes very well for vendors who are moving out of London and will benefit from the large differential between their sale achieved price and the price of their ongoing purchase, although it is clear from the commutable country towns that this gap is narrowing.

Asking prices are now deemed to be a starting point as there is still the expectation of growth in the SW11 area, particularly Between the Commons and on the Northside, with many young professionals and families still drawn to the area. It would appear that the market is set to continue in this vein for the rest of Q1 and Q2, although we generally see a slow down over the summer months. I recommend that anyone putting off selling until next year is probably making a faux pas, we are going into an election year and historically, whilst prices might not soften, turnover will be at a more tempered rate, as buyers will sit on their hands and wait to see what coalitions are formed. As with other areas south of the river we are benefitting from the ripple effect, with buyers coming over from Chelsea and Fulham to take advantage of our high end and fashionable Northcote Road.

✤ 128 Northcote Road, Battersea SW11 6QZ; 020 7924 2000; battsales@dng.co.uk

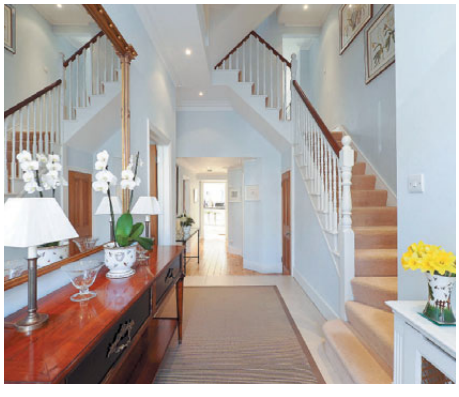
Wakehurst Road
£1,675,000
Freehold
This immaculate four bedroom end of terrace Victorian house has been fully refurbished by the current owners to a high standard and there is a wonderful sense of light and space throughout.

There is still expectation of growth in the SW11 area, particularly Between the Commons and Northside

Kyrle Road
£1,795,000
Freehold
Exquisitely presented throughout, this 2,160 sq.ft. four double bedroom Victorian family home has undergone an extensive refurbishment programme by the current owners with the quality of workmanship being evident in each and every room.

douglasandgordon.com

Douglas&Gordon



£2,650,000
Freehold
Elms Road SW4

This stunning home is immaculately presented throughout with the layout offering excellent and well thought out living and entertaining space.

Master bedroom with en-suite bathroom and dressing room, 5 further bedrooms, 2 family bathrooms, Cloakroom, 2 reception rooms, Kitchen/family room, Study, Cellar, Garden, EPC: C.

Clapham Southside Sales
020 8675 4400 | clapsthsales@dng.co.uk

Douglas & Gordon

£2,250,000
Freehold
Sugden Road SW11

Battersea Sales
020 7924 2000 | battsales@dng.co.uk

This beautifully presented five double bedroom, double-fronted house offers an abundance of living and entertaining space.

5 double bedrooms, 2 bathrooms (1 en-suite), 2 shower rooms, 2 double reception rooms, Kitchen/breakfast room, Family room/playroom, Utility room, Paved Garden, EPC: F.

£1,899,950
Freehold
Schubert Road SW15

East Putney Sales
020 8788 3000 | putneysales@dng.co.uk

An opportunity to acquire this beautiful five bedroom contemporary terraced house. Recently refurbished to an incredibly high standard it is located on a sought-after street in East Putney.

5 double bedrooms, Family bathroom, 3 en-suite shower rooms, Cloakroom, 2 reception rooms, Kitchen/dining room, Garden, Off-street parking, EPC: C.

douglasandgordon.com

Douglas&Gordon

£1,779,995
Leasehold
St. George Wharf SW8

Battersea Park Sales
020 7720 8077 | battpksales@dng.co.uk

This stunning apartment, located on the 11th floor of a modern tower block offers breath-taking views of the River Thames and Battersea Power Station.

2 double bedrooms, En-suite bathroom, Shower room, Open-plan kitchen/reception room, Swimming pool, Underground parking space, EPC: C.

£1,750,000
Freehold
Grandison Road SW11

Battersea Sales
020 7924 2000 | battsales@dng.co.uk

With a wonderful sense of light throughout this five bedroom mid-terrace Victorian house offers the perfect balance of living and entertaining space.

5 bedrooms, 2 bathrooms (1 en-suite), Double reception room, Kitchen/breakfast room, Cellar/utility room, Garden, EPC: D.

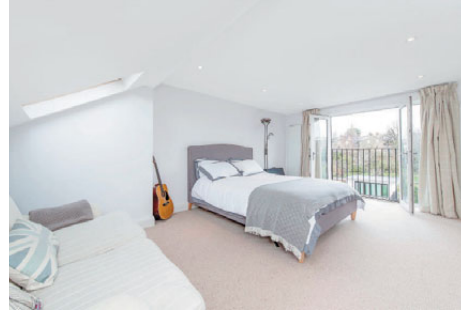
Douglas & Gordon

£1,525,000
Freehold
Abbotstone Road SW15

West Putney Sales
020 8785 6666 | wputneysales@dng.co.uk

A beautifully presented five bedroom family house located on a smart residential street in the heart of West Putney.

5 double bedrooms, 2 bathrooms, Reception room, Kitchen/dining room, Cellar, Garden, EPC:C.



£1,375,000
Freehold
Granville Road SW18

Southfields Sales
020 8874 8822 | sthfldssales@dng.co.uk

A recently refurbished, four double bedroom house on one of Southfield's premier roads. The property is beautifully presented, with brilliant entertaining space and an attractive garden.

4 double bedrooms, 2 bathrooms, Reception room, Kitchen/breakfast room, Garden, Off-street parking, EPC: C.

douglasandgordon.com

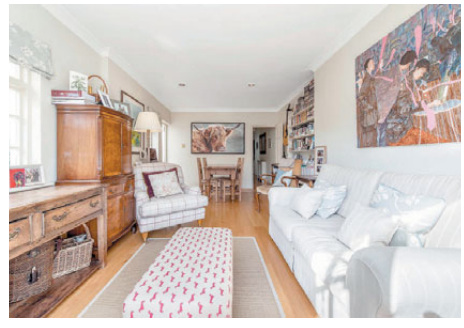
Douglas&Gordon

£850,000
Leasehold
Grandison Road SW11

Battersea Sales
020 7924 2000 | battsales@dng.co.uk

This exquisitely presented flat occupies the first and second floors of a mid-terrace Victorian property and has the added benefit of planning permission for a 120 sq.ft. south-west facing roof terrace.

2 double bedrooms, Family bathroom, En-suite shower room, Reception room, Kitchen/ breakfast room, EPC: D.



£725,000
Share of Freehold
Greswell Street SW6

Fulham Sales
020 7731 4391 | fulhamsales@dng.co.uk

A charming two double bedroom flat with a fantastic south facing garden, offering 850 sq.ft. of living space on a popular residential road on the Alphabet Streets.

2 double bedrooms, Bathroom, Reception room, Kitchen, Conservatory, Garden, EPC: D.

Douglas & Gordon

£1,200 per week
Unfurnished
Balmuir Gardens SW15

East Putney Lettings
020 8788 3333 | putneylets@dng.co.uk

A truly exceptional house located on this popular road in Central Putney. The property has recently been refurbished throughout to a very high standard.

5 bedrooms, 2 bathrooms, Reception room, Kitchen/breakfast room, Utility room, Cellar, Garden, EPC: E.

£975 per week
Unfurnished
Manfred Road SW15

East Putney Lettings
020 8788 3333 | putneylets@dng.co.uk

Built by a bespoke developer this immaculately finished property offers excellent entertaining and living space.

3 double bedrooms, 2 bathrooms (1 en-suite), Reception room, Kitchen/breakfast room, Study, Garden, Balcony, Off-street parking, EPC: C.

douglasandgordon.com

Douglas & Gordon

£900 per week
Unfurnished
Gayville Road SW11

Battersea Lettings
020 7924 2002 | battlets@dng.co.uk

A light and spacious five bedroom family home conveniently located within easy walking distance of local schools, shops and restaurants on Northcote Road.

5 double bedrooms, 2 bathrooms,
Double reception room, Kitchen/breakfast room,
Cellar, Garden, EPC: D.

£700 per week
Unfurnished
Ursula Street SW11

Battersea Park Lettings
020 7498 5243 | battpklets@dng.co.uk

A terraced house with a lovely garden ideally situated in a much sought-after area known as 'the Sisters' within walking distance of Battersea Park.

3 double bedrooms, Bathroom, Reception room,
Kitchen, Garden, Cloakroom, EPC: D.

Douglas & Gordon will charge an initial one off tenancy agreement fee of £240 per tenancy and an individual tenant reference fee of £45 per tenant. For further details please go to www.dng.co.uk/fees

Douglas & Gordon

£692 per week
Unfurnished
Viewfield Road SW18

Southfields Lettings
020 8874 8844 | sthfldslets@dng.co.uk

A wonderfully presented four bedroom semi-detached family house conveniently located for the shops, restaurants and underground of Southfields village.

4 bedrooms, Bathroom, En-suite shower room, Reception room, Open-plan kitchen, Utility Room, Cloakroom, Garden, Off-street parking, EPC: D.

£585 per week
Unfurnished
Trouville Road SW4

Clapham Southside Lettings
020 8675 0888 | clapsthlets@dng.co.uk

A newly refurbished three bedroom maisonette which has been finished to a high standard throughout.

2 double bedrooms, Single bedroom/study, En-suite shower room, Bathroom, Reception room, Kitchen/breakfast room, Private garden, EPC: F.

douglasandgordon.com

Douglas & Gordon

£470 per week
Furnished
Cautley Avenue SW4

Clapham Southside Lettings
020 8675 0888 | clapsthlets@dng.co.uk

A spacious newly refurbished split-level two bedroom flat situated moments from Clapham Common and Abbeville Village.

2 double bedrooms, 1 en-suite bathroom, Shower room, Reception room, Eat-in kitchen, EPC: C.

£465 per week
Part Furnished/Unfurnished
Lysias Road SW12

Clapham Southside Lettings
020 8675 0888 | clapsthlets@dng.co.uk

A light and spacious two bedroom split-level apartment extending to over 1,000 sq.ft. Ideal for two professional sharers.

2 double bedrooms, Bathroom, Kitchen/breakfast room, EPC: E.

Douglas & Gordon will charge an initial one off tenancy agreement fee of £240 per tenancy and an individual tenant reference fee of £45 per tenant. For further details please go to www.dng.co.uk/fees

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